

21' East 448.8 feet to a stake; thence North 21° 39' West 554.4 feet to a Chestnut stump; thence North 42° 09' West 507.5 feet to a stone; thence North 00° 21' East 1,400 feet to a point; thence South 50° East 1,200 feet to a point; thence South 81° East 520 feet to a point; thence South 31° 45' East 800 feet to a point; thence South 69° 30' East 275 feet to the BEGINNING, containing 66 acres, more or less.

The above described property is a portion of the property conveyed by Emil L. Frohlich to Helen Louise Frohlich by deed dated August 23, 1972, recorded in Volume 952, page 625, Greenville County RMC Office. The above described property is shown upon a plat entitled, "Land for Mrs. Van Liew Frohlich," dated October 14, 1972, prepared by C. A. Seawright, RLS and reference to said plat is hereby made in aid of the description.

This mortgage is junior and subordinate to a first mortgage to Security Life and Trust Company, recorded in Mortgage Book 779, page 239, Greenville County RMC Office, and the proceeds of this mortgage are to be used to pay off said mortgage to Security Life and Trust Company. In the event this mortgage is foreclosed the foreclosure shall affect only 60 acres and the remaining 6 acres consisting of a narrow strip along the Northeast boundary of the above described property shall be released from this mortgage.

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said Premises unto the said B. C. S. Financial Corp. its <sup>successors</sup> Heirs and Assigns forever. And I do hereby bind myself,

my Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said B. C. S. Financial Corp., its successors and assigns ~~Heirs and Assigns~~ from and against my, my Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.

And the said mortgagor agree to insure the house and buildings on said lot in a sum not less than None Dollars in a company or companies satisfactory to the mortgagee and to keep the same insured from loss or damage by fire, and assign the policy of insurance to the said mortgagee; and that in the event that the mortgagor shall at any time fail to do so, then the said mortgagee may cause the same to be insured in

name and reimburse

for the premium and expense of such insurance under this mortgage, with interest.