

BEGINNING at an iron pin, said iron pin being on a curve and on the Eastern side of Griffith Road, and running thence S. 43 E. 375 feet to a point at the joint corner with a tract containing 1.74 acres, more or less; running thence with the line of said adjoining tract N. 44-30 E. 267.5 feet to an iron pin on the Southwestern edge of line of the right of way of Highway I-385; thence along the Southwestern edge of the right of way of said highway N. 45-23 W. 302 feet to an iron pin at the joint corner of a tract containing 1.35 acres, more or less; thence with the line of said adjoining tract S. 59-30 W. 254.3 feet to an iron pin, the point of beginning.

Also a permanent easement and right of way over, through and across the southernmost corner of a tract containing 1.35 acres, more or less, as shown on the plat hereinabove referred to and which adjoins the tract hereinabove described. Said easement and right of way are to provide and allow for the ingress and egress of persons and vehicles over, through and across the corner of said 1.35 acre tract between Griffith Road and the 2.0 acre tract hereby conveyed and said easement and right of way are to be no wider than 20 feet as measured from the aforesaid corner of the 1.35 acre tract.

This is the same property conveyed to Ever-Need Rack Service, Inc. by deed of E. Mitchell Arnold and Frances E. Arnold dated September 30, 1963, recorded in the RMC Office for Greenville, S. C. in Deed Book 733, Page 27.

ALSO: ALL that certain piece, parcel or tract of land in the County of Greenville, State of South Carolina, in Butler Township, containing 3.4 acres of land, more or less, and being shown on a Plat of Property of Della S. Watson prepared on February 27, 1962 by J. C. Hill and having the following metes and bounds, to-wit:

BEGINNING at a nail in cap in the center of Griffith Road at the Northwest corner of property now or formerly of Brown and running thence along the line of Brown S. 43-00 E. 420 feet to an iron pin; thence along the rear of Brown property N. 43-23 E. 105 feet to an iron pin; thence S. 43-00 E. 497.7 feet to an iron pin in the branch; thence along said branch S. 39-00 W. 211 feet, more or less, to an iron pin in said branch; thence N. 43-00 W. 933.5 feet to a nail in cap in the center of Griffith Road; thence along the center of said road N. 43-23 E. 105 feet to the point of beginning.

This is the same property conveyed to John O. Alexander by deed of Joe T. Allen dated June 9, 1969, recorded in the RMC Office for Greenville, S. C. in Deed Book 869, Page 524.

ALSO, all that certain piece, parcel or tract of land in the County of Greenville, State of South Carolina, containing 9.68 acres, more or less, being known and designated as Property of Woodrow Watson according to a plat dated June 18, 1968 by C. O. Riddle, and having the following metes and bounds, to-wit:

BEGINNING at a point in the center of Griffith Road, the joint front corner of property now or formerly of Della S. Watson and property described below, and running thence S. 43-06 E. 910.6 feet to a point in the center of the branch; thence with the branch as the line S. 43-00 W. 441.7 feet to a point in the center of said branch; thence N. 45-50 W. 912 feet to a point in the center of Griffith Road; thence with the center of said Griffith Road N. 43-23 E. 485 feet to the point of beginning.

This is the same property conveyed to John O. Alexander by deed of Woodrow Watson, dated June 9, 1969, recorded in the RMC Office for Greenville, S. C. in Deed Book 869, Page 564.

Ever-Need Rack Service, Inc. name has been changed to Ever-Need Merchandising Service, Inc.



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

AND IT IS COVENANTED AND AGREED by and between the parties hereto that all gas and electric fixtures, radiators heaters, engines and machinery, boilers, ranges, elevators, and motors, bath-tubs, sinks, water-closets, basins, pipes, faucets and other plumbing and heating fixtures, mirrors, mantels, refrigerating plant and ice-boxes, cooking apparatus and appurtenances, and such other goods and chattels and personal property as are furnished by a landlord in letting or operating an unfurnished building, similar to the one herein described and referred to, which are or shall be attached to said building by nails, screws, bolts, pipe connections, masonry, or in any other manner, are and shall be deemed to be fixtures and an accession to the freehold and a part of the realty as between the parties hereto, their heirs, executors, administrators, successors and assigns, and all persons claiming by, through or under them, and shall be deemed to be a portion of the security for the indebtedness herein mentioned and to be covered by this mortgage.

TO HAVE AND TO HOLD all and singular the said Premises unto the said mortgagee(s) its heirs, successors and Assigns. And we do hereby bind our Heirs, Successors, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said mortgagee(s) its heirs, successors and Assigns, from and against the mortgagor(s), our Heirs, Successors, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.

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4328 RV-2