

LESS, HOWEVER:

BOOK 1424 PAGE 866

All that piece, parcel or lot of land having, according to the plat referred to above, the following metes and bounds:

BEGINNING at an iron pin (oak tree) in the line of property now or formerly of Beech Springs Church and running thence N. 26-50 E. 264 feet to an iron pin; thence S. 50-23 W. 288 feet to an iron pin; thence S. 63-15 E. 115 feet to the point of beginning.

This is the property conveyed to the Mortgagors herein by deed of Anna Bruce, dated November, 1911, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 36 at page 152 on December 30, 1916, by deed of J. C. Cothran, et. al., Trustees for Dunklin School District No. 1., dated July 24, 1914, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 43 at page 37 on December 30, 1916, by deed of E. W. Epps, dated December 5, 1933, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 176 at page 21 on March 8, 1934, by deed of Mrs. Hattie P. Cooley, dated December 5, 1933, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 176 at page 22 on March 8, 1934, by deed of H. C. Cooley and Ida Cooley, dated December 5, 1933, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 176 at page 23 on March 8, 1934, by deed of E. W. Epps, dated February 6, 1940, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 218 at page 148 on February 6, 1940, by deed of Mrs. Hattie Cooley, dated May 21, 1951, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 469 at page 425 on January 5, 1953, by deed of H. C. Cooley, dated May 21, 1951, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 469 at page 428 on January 5, 1953, and by deed of Mrs. Hattie Cooley, dated March 21, 1951, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 431 at page 325 on March 26, 1951.

PARCEL 2:  
ALSO:

All that piece, parcel or tract of land, containing 43.16 acres, more or less, situate, lying and being in Dunklin Township, Greenville County, State of South Carolina, and having, according to a plat prepared by W. D. Neves, dated November 25, 1919, entitled "Plat of Hiram Cooley Est.", and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 5-T at page 11, the following metes and bounds:

BEGINNING at a stone at the Southwestern corner of a 36.65 acre tract [Tract No. 2] and running thence with the line of said tract N. 26 E. 1260 feet to a stone at the Northwestern corner of the said 36.65 acre tract [Tract No. 2]; thence N. 61 W. 1470 feet to a stone; thence S. 23-30 W. 1360 feet to an iron pin; thence S. 63-45 E. 1400 feet to the point of beginning, LESS .35 acre more particularly described in a deed from H. C. Cooley and Ida Cooley to Charlie Albertson, et al., Trustees for Beech Springs Pentecostal Church, dated December 5, 1933, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 176 at page 23.

(Continued on attached Rider)

RECEIVED  
STAMP  
TAX 24.00  
FEB 11 1953

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 The Commercial Bank  
its successors and Assigns. And WE do hereby bind ourselves and  
our Successors-in-Office ~~THE COMMERCIAL BANK AND ITS SUCCESSORS~~ to warrant and forever defend all and singular  
the said Premises unto the said The Commercial Bank its successors and  
Assigns, from and against ourselves and our Successors-in-Office ~~THE COMMERCIAL BANK~~  
~~THE COMMERCIAL BANK~~ and Assigns and every person whomsoever lawfully claiming or to claim the same or any part thereof.

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