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(2) A 20-foot strip along each side of said 20-foot street, and extending from Pendleton Street to Arlington Avenue, which shall remain open for the parking of vehicles; as amended by instrument dated May 12, 1950, and recorded in the R.M.C. Office for Greenville County in Deed Book 411, page 197, entered into by the grantor herein, et al, whereby the two 20-foot parking strips were reduced by mutual agreement to a width of 15 feet each.

(3) A strip 2 feet in width, extending along and immediately adjacent to the line of said parking strip and across the front of the lots, and designated on said plat as "Utility Easement", and a similar strip 5 feet in width along the rear of the lots and immediately adjacent to the outside property lines of the subdivision, which strips shall remain open and available for utilities, including water, sewer and gas pipe lines and electric power and telephone wires and poles and fixtures serving the lots, or any of them, in the subdivision, as shown on said plat.

This is the same property conveyed to the mortgagor herein by deed of Ruth M. Thomason of even date herewith to be recorded.

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 mortgagee(s) and its (his, their) (successors) Heirs and Assigns forever.

And the mortgagor(s) does (do) hereby bind his (their) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the said mortgagee, its (his, their) (successors) Heirs and Assigns, from and against his, (their) Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming, or to claim the same or any part thereof.

And the said mortgagor(s), agree to insure the house and buildings on said land for not less than the value thereof in a company or companies which shall be acceptable to the mortgagee, and keep the same insured from loss or damage by fire, with extended coverage, during the continuation of this mortgage, and make loss under the policy or policies of insurance payable to the mortgagee(s), and that in the event he (they) shall at any time fail to do so, then the said mortgagee may cause the same to be insured as above provided and be reimbursed for the premium and expense of such insurance under this mortgage. Upon failure of the mortgagor(s) to pay any insurance premium or any taxes or other public assessment, or any part thereof, the mortgagee(s) may, at his (their) option, declare the full amount of this mortgage due and payable.

PROVIDED, ALWAYS, NEVERTHELESS, and it is the true intent and meaning of the parties to these presents, that if the said mortgagor(s), do and shall well and truly pay, or cause to be paid unto the said mortgagee the said debt or sum of money aforesaid, with interest thereon, if any shall be due, according to the true intent and meaning of the said note, then this deed of bargain and sale shall cease, determine, and be utterly null and void; otherwise to remain in full force and virtue.

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