

**BEGINNING** at a stake on the Southern side of Hoyt Street, 165.5 feet West from Miller Street, at corner of Lot No. 3, and running thence with the line of said lot S. 13-45 W. 156 feet, more or less, to a stake, corner of Lot No. 17; thence with the line of said lot S. 81-20 W. 60 feet to a stake, corner of Lot No. 5; thence with the line of said lot N. 13-45 E. 156 feet, more or less, to Hoyt Street; thence with the Southern side of Hoyt Street, N. 81-20 E. 60 feet to the beginning corner. (135-2-7)

ALSO:

BOOK 601 PAGE 170

All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, known and designated as Lot No. 183, Section 1, as shown on plat entitled "Subdivision of Village Houses, F. W. Poe Mfg. Co., Greenville, S. C." made by Dalton and Neves, July 1950 and recorded in the R. M. C. Office for Greenville County in Plat Book "Y" at page 26-31 inclusive. According to said plat the within described lot is also known as No. 11, Fifth Avenue and fronts thereon 85 feet. (153-4-7) Less, a 10 foot strip from the northwest side conveyed ~~to~~ Warren M. Lowe, Deed Book 490, page 371.

ALSO:

All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina on the south side of Goodrich Street being known and designated as Lot 6A the same being part of Lot 6 as shown on plat recorded in Plat Book E, page 235 and having the following metes and bounds: **BEGINNING** at an iron pin on the right-of-way of Southern Public Utilities Co. and P. & N. Ry. Co. and running thence S. 38-58 W. 130 feet, more or less, to pin; thence in a Northwesterly direction to iron pin, corner of Lots Nos. 6, 5 and Judson Mill property; thence with line of Judson Mill N. 38-58 E. 138 feet to pin on said right-of-way; thence with said right-of-way to the beginning corner; excepting, however, from said lot of land the strip of land constituting the eastern end of said lot and adjoining the said right-of-way which strip has heretofore been set aside for street purposes. (110-5-10)

The above described property is the same conveyed to me by the mortgagee herein by deed of even date herewith to be recorded, and this mortgage is given to secure a portion of the purchase price.

It is understood and agreed that this mortgage is second and junior to a mortgage given by the mortgagor herein of even date to the Franklin National Life Insurance Company in the sum of \$11,000.00.

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

John Chiles, his

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 mortgagee, his Heirs and Assigns, from and against Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming, or to claim the same or any part thereof.

And I, the said mortgagor, agree to insure the house and buildings on said land for not less than Four Thousand and No/100----- Dollars, 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, and that in the event I 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 to pay any insurance premium or any taxes or other public assessment, or any part thereof, the mortgagee may, at his 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 I the said mortgagor, 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.