

ALSO: All that other piece, parcel or lot of land in said City, Township, County and State, adjoining the above described property, and being known and designated as Lot Number Twenty Three (No. 23) on said plat of the L.A.Mills subdivision, and, according to said plat, having the following metes and bounds, to-wit:

BEGINNING at a point, iron pin, on the southwestern side of Gower Street, which point is 97.6 feet southeasterly from the southeastern corner of Gower Street and Lindbergh Avenue, and running thence A. 40-25 W/ 123.1 feet to an iron pin at the joint corner of Lots Nos. 22, 23, 20 and 25; thence N. 45-47 W. 51.5 feet along the line of Lot No. 25, to an iron pin in line of Lot No. 25, joint corner with Lot No. 24; thence along the line of Lot No. 24, N. 42-01 E. 111.6 feet to an iron pin on Gower Street; thence S. 59-07 E. 49 feet along Gower Street to the point of beginning; this being the same property conveyed to Claude Austin and Carolyn Austin by the following deeds: (1) By George Hightower by deed dated April 20, 1949, recorded in Vol. 380 at page 297 in said R.M.C. office; and, (2) By Floyd F. Janzen by deed dated June 8, 1943, recorded in Vol. 345 at page 105 in said R.M.C. office.

There is located on the above described property a cement block building, a small frame building, and other improvements.

The said plat of the above property was made by Dalton & Neves, Engrs., in January 1928.

ALSO: All the following described personal property:

- One (1) Hoffman Steam Press;
- One (1) Mercury Dry Cleaning System, consisting of Dry Cleaning Wheel and Tumbler combined;
- One (1) Upright Lookout Steam Boiler; and,

All of which personal property is in our possession in said cement block building on said Lot No. 23, in said City, Township and County of Greenville, State of South Carolina.

And this mortgage is junior to a mortgage to Harry L. Fay and Sarah P. Fay and to two mortgages to John C. Henry, as to all of the said property, and all recorded in said R. M. C. office.

ALSO: One (1) 1952 Ford Panel Truck purchased by Carolyn Austin from T. A. Moseley, on which he holds first mortgage for a balance of \$100.00, and on which there are no other mortgages liens or encumbrances prior to this mortgage, same in possession of Carolyn Austin in City, Township and County of Greenville, South Carolina.

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 A. Park, his

Heirs and Assigns forever. And we do hereby bind ourselves, our

Heirs, Executors and Administrators to warrant and forever defend all and singular

the said Premises unto the said John A. Park, his

Heirs and Assigns, from and against ourselves and our

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

And the said mortgagors agree to insure, comprehensive, fire and extended coverage, the house and buildings on said lot in a sum not less than Five Thousand (\$5,000.00) 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 mortgagors shall at any time fail to do so, then the said mortgagee may cause the same to be insured in

mortgagors' name and reimburse himself

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