

8004  
Beginning at an iron pin on the south side of Woodville Avenue at the joint front corner of Lots Nos. 110 and 111 and running thence along the line of Lot No. 111, S. 59-0 W. 78.3 feet to an iron pin; thence in a northwesterly direction 117 feet, more or less, to an iron pin on the western side of Overbrook Road; thence along the western side of Overbrook Road, N. 59-10 E. 118 feet to an iron pin at the intersection of Overbrook Road and Woodville Avenue; thence along Woodville Avenue, S. 10 E. 125 feet to an iron pin at the point of beginning.

The above described property is a portion of the property conveyed to Bertha B. Vaughn by deed of J. D. Ashmore, Jr., deed dated July 12, 1950 and recorded in the R.M.C. Office for Greenville County in Deed Book 416, Page 167.

The above described land is \_\_\_\_\_ the same conveyed to \_\_\_\_\_ by \_\_\_\_\_  
\_\_\_\_\_ on the \_\_\_\_\_ day of \_\_\_\_\_  
19 \_\_\_\_\_ deed recorded in the office of Register of Mesne Conveyance  
for Greenville County, in Book \_\_\_\_\_ Page \_\_\_\_\_

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

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

And we, the said mortgagor, agree to insure the house and buildings on said land for not less than forty-five hundred 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 and 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 we 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 we 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.