

LESS, HOWEVER, the portion of said lot conveyed by R. D. Nelligan to Owen B. Nelligan, Jr. by deed dated July 21, 1951 and of record in the R.M.C. Office for Greenville County, S. C. in Deed Book 438, at page 431.

ALSO: All that other piece, parcel or lot of land in Paris Mountain Township, Greenville County, State of South Carolina, on the northwest side of Crestline Road located near the City of Greenville, shown as the southwestern part of the major portion of Lot No. 9 as shown on plat of property of Donald James Nelligan prepared by C. C. Jones, Engineer, October 23, 1951 and recorded in the R.M.C. Office for Greenville County in Plat Book AA, at page 173. Said lot being adjacent to Lot No. 8 as shown on revised plat of Hillandale Heights recorded in the R.M.C. Office for Greenville County in Plat Book Y, at page 113, and having according to said plat the following metes and bounds, to wit:

BEGINNING at an iron pin on the northwest side of Crestline Road at the joint front corner of Lots Nos. 8 and 9 and running thence along the joint line of said lots N. 51-16 W. 284.6 feet to a point; thence turning and running N. 34-46 E. 44.85 feet to a point on property now or formerly owned by Donald James Nelligan; thence turning and running along the line of said lot S. 53-46 E. 227.8 feet to an iron pin on Crestline Road; thence along Crestline Road S. 27-19 W. 55.6 feet to the point of beginning.

This mortgage constitutes a lien junior to the lien of the mortgage heretofore executed by Robert D. Nelligan to C. Douglas Wilson & Co. in the original sum of \$14,000.00, recorded in the R.M.C. Office for Greenville County, S. C. in Mortgage Book 506, at page 228.

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

Commercial Credit Corporation, its successors

~~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, its successors ~~Heirs~~ and Assigns, from and against me, my Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming, or to claim the same or any part thereof.

And _____, the said mortgagor, agree to insure the house and buildings on said land for not less than _____ 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 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.