

BEGINNING at a point on the southern side of Crystal Avenue which point is 140 feet east of the southeastern intersection of Old Augusta Road with Crystal Avenue, and running thence along Crystal Avenue N. 60-42 E., 75 feet to a point joint northern corner of Lots Nos. 56 and 57; running thence along the dividing line of Lots Nos. 56 and 57 S. 29-18 E., 200 feet to a point, joint southern corners of said lots; thence along the rear line of Lots Nos. 54, 55, and 56 S. 60-42 W., 75 feet to a point, joint southern corner of Lots Nos. 53 and 54; thence along the dividing line of Lots Nos. 53 and 54 N. 29-18 W., 200 feet to the beginning point on Crystal Avenue.

This being the same property conveyed to the mortgagor by deed of J. W. Norwood, Jr. dated July 23, 1940 and recorded in the RMC Office for Greenville County, S. C. August 3, 1940 in Deed Book 224, Page 185.

BOOK 1037 PAGE 295

TOGETHER with all and singular the Rights, Members, Hereditaments, and Appurtenances to the said Premises belonging, or in anywise incident or appertaining.

AND IT IS COVENANTED AND AGREED by and between the parties hereto that all gas and electric fixtures, radiators heaters, engines and machinery, boilers, ranges, elevators, and motors, bath-tubs, sinks, water-closets, basins, pipes, faucets and other plumbing and heating fixtures, mirrors, mantels, refrigerating plant and ice-boxes, cooking apparatus and appurtenances, and such other goods and chattels and personal property as are furnished by a landlord in letting or operating an unfurnished building, similar to the one herein described and referred to, which are or shall be attached to said building by nails, screws, bolts, pipe connections, masonry, or in any other manner, are and shall be deemed to be fixtures and an accession to the freehold and a part of the realty as between the parties hereto, their heirs, executors, administrators, successors and assigns, and all persons claiming by, through or under them, and shall be deemed to be a portion of the security for the indebtedness herein mentioned and to be covered by this mortgage.

TO HAVE AND TO HOLD all and singular the said Premises unto the said mortgagee(s) ITS heirs, successors and Assigns. And I do hereby bind Myself and my Heirs, Successors, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said mortgagee(s) ITS heirs, successors and Assigns, from and against the mortgagor(s), MY Heirs, Successors, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.