

"Y", at Page 231, and having the following metes and bounds, to-wit:

BEGINNING at the corner of Lot No. 4, at the intersection of Leach Street and Arlington Avenue (formerly Garlington Avenue, and running thence along Arlington Avenue, S. 72 E., 50 feet to a point in the front line of Lot No. 4; thence S. 18 W., 100 feet to point in Lot No. 4; thence N. 72 W., 50 feet to Leach Street; thence with Leach Street, N. 18 E., 100 feet to the beginning corner; being the same conveyed to mortgagor corporation by Leslie & Shaw, Inc., by deed recorded in Deed Book 698 at Page 461.

ALSO ALL That piece, parcel or lot of land situate, lying and being at the northwest corner of Arlington Avenue and South Leach Street, in the City of Greenville, County of Greenville, State of South Carolina, said property having the following metes and bounds, to-wit:

BEGINNING at an iron pin at the northwestern corner of Arlington Avenue and South Leach Street, and running thence with Arlington Avenue, N. 70-45 W., 140 feet to an iron pin; running thence N. 19-15 E., 50 feet to an iron pin; running thence S. 70-45 E., 140 feet to an iron pin on Leach Street; running thence with South Leach Street, S. 19-15 W., 50 feet to an iron pin, point of beginning.

ALSO ALL That piece, parcel or lot of land situate, lying and adjoining the above described property in the City of Greenville, County of Greenville, State of South Carolina, and said property having the following metes and bounds, to-wit:

BEGINNING at an iron pin on South Leach Street 50 feet from the northwest corner of the intersection of Arlington Avenue and Leach Street, and running thence N. 70-45 W., 140 feet to an iron pin; running thence N. 19-15 E., 23 feet to an iron pin; running thence S. 70-45 E., 140 feet to an iron pin on South Leach Street; running thence with South Leach Street, S. 19-15 W., 23 feet to an iron pin, point of beginning.

This is the identical property conveyed to the mortgagor herein by deed recorded in Deed Book 781 at Page 440.

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 South Carolina National Bank of Charleston, Greenville, S. C., its successors ~~and Assigns~~ and Assigns forever.

AND the said Greenville Orthopedic Appliance Co., Inc.,

does hereby bind itself and its Successors to warrant and forever defend all and singular the said premises unto the said South Carolina National Bank of Charleston, Greenville, S. C., its successors ~~and Assigns~~ and Assigns, from and against itself and its Successors, lawfully claiming, or to claim the same, or any part thereof.

AND IT IS AGREED, by and between the parties hereto that the said Mortgagor, its successors or assigns shall keep the buildings erected, or to be erected on said premises, insured against loss and damage by fire for the benefit of the said Mortgagee, for an amount not less than Eighty Thousand and no/100 (\$80,000.00)

Dollars in such Company as shall be approved by the Mortgagee, its successors ~~and Assigns~~ or assigns, and shall deliver the policy to the said Mortgagee, and in default thereof, the said Mortgagee, its successors ~~and Assigns~~ or assigns may effect such insurance and reimburse themselves under this mortgage for the expense thereof,

with interest thereon from the date of its payment. And it is further agreed, in the event of other insurance and contribution between the insurers, that the said Mortgagee, its successors ~~and Assigns~~ or assigns, shall be entitled to receive from the aggregate of the insurance moneys to be paid, a sum equal to the amount of the debt secured by this mortgage.

AND IT IS AGREED, by and between the said parties that if the Mortgagor, its successors or assigns shall fail to pay all taxes and assessments upon the said premises when the same shall first become payable, then the said Mortgagee, its successors ~~and Assigns~~ or assigns, may cause the same to be paid, together with all penalties and costs incurred thereon, and reimburse themselves under this mortgage for the sum so paid, with interest thereon from the date of such payment.