

(CONTINUED)

of said property, S. 55-30 W., 233.9 feet to an iron pin; thence N. 54-20 W., 864.6 feet to an iron pin on the southeasterly side of new South Carolina Route 417, the point of beginning.

Being the same property conveyed to H. Wayne Fowler and Mary Jane H. Fowler by deed of Jake and Grace M. Payne, recorded April 9, 1975, in Deed Book 1016, Page 556, R.M.C. Office for Greenville County.

ALSO: ALL that certain piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the State of South Carolina, County of Oconee, being known and designated as Lot No. 32, Block A, of Fair Play Shores, as shown on plat thereof recorded in the Office of the Clerk of Court for Oconee County, S. C. in Plat Book "W", Page 130, and having the following metes and bounds, to wit:

BEGINNING at an iron pin on the western side of a county road at the joint front corner of Lots 31 and 32 and running thence along the joint line of said lots, S. 24-28 W., 182.5 feet to an iron pin; thence S. 79-58 W., 80 feet to an iron pin; thence along the joint line of Lots 32 and 33, N. 13-58 E., 120 feet to an iron pin on the southern side of an unnamed street; thence along the southern side of said street, N. 56-28 E., 150 feet to an iron pin at the intersection of said street with the first above mentioned street; thence along the western side of the first above mentioned street, S. 17-08 E., 20 feet to the point of beginning.

Being the same property conveyed to H. Wayne Fowler by deed of Greer Manufacturing Co., Inc., et al, recorded April 9, 1969, in Deed Book 10-0, Page 57, Office of the Clerk of Court for Oconee County.

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 The Palmetto Bank, its successors and Assigns forever. And we do hereby bind ourselves and our Heirs Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said The Palmetto Bank, its successors Heirs and Assigns, from and against us 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 mortgagor agree to insure the house and buildings on said lot in a sum not less than 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 mortgagor shall at any time fail to do so, then the said mortgagee may cause the same to be insured in name and reimburse for the premium and expense of such insurance under this mortgage, with interest.

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