

This conveyance is subject to all restrictions, zoning ordinances, setback lines, roadways, easements and rights of way, if any, affecting the above described property.

The grantee herein assumes and agrees to pay the balance due on that certain mortgage in the original principal sum of \$17,600.00, given by James C. Townsend and Mildred J. Townsend to General Mortgage Company, now known as Cameron Brown Company, dated February 13, 1959, and recorded in the A.M.C. Office for Greenville County, South Carolina, in R&M Book 775 at page 505; the principal balance due on this mortgage being \$11,986.29.

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 Premises before mentioned unto the said

Arthur C. McCall, Jr.

his Heirs and Assigns forever.