

thence S 85-30 W. 60 feet to corner of lot sold Ella Arnold; thence with her line S 4-30 W. 50 feet to a corner on Beech Street; thence with Beech Street N. 85-30 E. 65 feet to the beginning corner, and containing 3000 square feet, more or less and being the same land conveyed to the F.B.H. Church by the Workingman's S & L Co., by deed dated 5/18/06, SSS/303; Lot No. 1 was conveyed to the Trustees of the F B H Church by J. J. McSwain 5/21/21, 69/278.

The above lots are represented on the City Tax Book plat on file in the County Auditor's Office, as Lots 1 and 2 in block 5 on sheet 26. The property herein mortgaged is known as St. Peter's Church.

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 George F. Townes, Attorney, his

Heirs and Assigns forever.

And we do hereby bind our Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the said mortgagee, his Heirs and Assigns, from and against us, our Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming, or to claim the same or any part thereof.

And we, the said mortgagors, agree to insure the house and buildings on said land for not less than Two Thousand Five Hundred (\$2,500 .00) Dollars, in a company or companies which shall be acceptable to the mortgagee, and keep the same insured from loss or damage by fire, with 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 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 we the said mortgagors, 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.