

for the better securing the payment thereof to the said The Liberty Life Insurance Company according to the terms of the said note, and also in consideration of the further sum of Three Dollars to me, the said Sophie E. Peames, in hand well and truly paid by the said The Liberty Life Insurance Company at and before the signing of these Presents, the receipts whereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said The Liberty Life Insurance Company

"All that certain lot or parcel of land situate in ward One of the City of Greenville, County and State aforesaid, on the North Side of West Carle Street, said lot having a frontage of 65-1/2 feet on West Carle Street and a depth of 200 feet in parallel lines this property is known and designated as Lot No. 42, Section "C" of the Stone Land Company property as shown by plat of same made by J. E. Serrine May 21, 1909, recorded in the R. M. C. office for Greenville County in Plat Book "A" at page 337 and following pages, reference being craved to said plat for a more particular description. This being the same property conveyed to Surety Mortgage Company by The Liberty Life Insurance Company by deed dated Dec. 31, 1932, recorded in deed book 121 at page 288 and further being the same property conveyed to the said The Liberty Life Insurance Company by E. Inman, master, by deed dated May 6, 1931, recorded in deed book 149 at page 570, and being the same property conveyed to me this day by the Surety Mortgage Company."

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 The Liberty Life Insurance Company, its successors and assigns forever. And I do hereby bind myself, my Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said The Liberty Life Insurance Company, its successors and assigns, from and against me and my Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the name or any part thereof.

And the said mortgagor agrees to insure the house and buildings lot in a sum not on said less than Sixty-five Hundred (\$6500.00) Dollars in a company or companies satisfactory to the mortgagee, and keep the same insured from loss or damaged by fire and assigns 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 its name and reimburse itself for the premium and expense of such insurance under this mortgage, with interest.

And if at any time any part of said debt or interest thereon be past due and unpaid hereby assigns the rents and profits of the above described premises to said mortgagee, or its successors and assigns, and agree that any Judge of the Circuit Court of said State may, at chambers or otherwise, appoint a receiver with authority to take possession of said premises and collect said rents and profits, applying the net proceeds thereof (after paying costs of collection) upon said debt interest costs or expenses, without liability to account for anything more than the rents and the profits actually collected.

Provided Always, nevertheless, and it is the true intent and meaning of the parties to these Presents, that if I, the said mortgagor, do and shall well and truly pay or cause to be paid unto the said mortgagee the debt or sum of money aforesaid, with interest thereon, if any 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;