

continuing with the Eastern side of said street, S. 22-19 W. 13.2 feet to an iron pin at the corner of property belonging to Modern Industries; thence along the line of property belonging to Modern Industries S. 67-11 E. 154.5 feet to an iron pin; thence continuing with line of property belonging to Modern Industries S. 30-11 W. 23.3 feet; thence continuing with line of property belonging to Modern Industries S. 26-22 E. 82.8 feet to an iron pin; thence N. 63-20 E. 111.8 feet to an iron pin on the Southwestern side of Hammond Street; thence along the Southwestern side of Hammond Street, N. 26-22 W. 123 feet to an iron pin on the Southwestern side of said street; thence continuing with the Southwestern side of said street, N. 27-16 W. 43 feet to an iron pin at a bend in said street; thence continuing with the Southwestern side of said street N. 62-24 W. 154 feet to an iron pin at the Southeast corner of the intersection of said Hammond Street with River Street, the beginning corner.

This being the same property conveyed to the mortgagor herein by four separate deeds as follows:

(1) Deed of Furman University to Convenience, Inc., dated August 23, 1942, and recorded in the R.M.C. Office for Greenville County, S. C., in Deeds Volume 247, at page 365.

(2) Deed of C. R. Stone and T. C. Stone to Convenience, Inc., dated September 15, 1942, recorded in the R. M. C. Office for Greenville County, S. C., in Deeds Volume 247, at page 367.

(3) Deed of W. E. Rush and C. A. Turner to Convenience, Inc., dated September 15, 1942, and recorded in the R. M. C. Office for Greenville County, S. C., in Deeds Volume 247, at page 370.

(4) Deed of B. F. Martin as Receiver of American Land and Investment Company to Convenience, Inc., dated September 25, 1942, and recorded in the R. M. C. Office for Greenville County, S. C., in Deeds Volume 247, at page 405.

LESS HOWEVER, that almost triangular lot of land adjoining the above described property on the Southeast corner thereof and commencing at the terminus of the ten (10) foot alley as delineated on said plat above referred to, said Lot of land having such metes and bounds, courses and distances as described in deed from Convenience, Inc. dated Aug. 29th 1946, to Modern Industries to be recorded, reference to which is hereby made for a complete description of the property excluded from these several tracts hereinabove referred to.

THE PROPERTY HEREINABOVE DESCRIBED IS ALSO SUBJECT TO the right and privilege heretofore granted Modern Industries, its Successors and Assigns, in common with Convenience, Inc., its Successors and Assigns, to use that certain strip or parcel of land ten (10) feet in width extending from the Southwestern side of Hammond Street along the Southeastern property line of the mortgagor a distance of 111.8 feet for the purposes of ingress, egress and regress to the property conveyed by the mortgagor to Modern Industries by deed to be recorded.

ALSO

All Machinery, Equipment, Furniture and Fixtures of every kind and description owned by the mortgagor, whether personalty or deemed part of the realty located in or attached to the buildings on the property hereinabove described at the intersection of River and Hammond Streets, in the City of Greenville, County and State aforesaid, and more particularly described to include, but not limited, to the following:

FIRST FLOOR - STONE BUILDING

- 1 Beck Automatic Cutting Machine equipped with Sjostrom air doffer, Crocket-Wheeler 2 h. p. motor, standard machine. Cloth roll stand, reduction valve, air gauge, etc., not standard equipment. Motor equipped with magnetic switch, push button control.
- 1 Mechanic's work bench equipped with one Reed vise.
- 1 Supervisor's work table.
- 3 Supervisor's cabinets.
- 1 International Business Machine time clock with racks.
- 1 Electric clock.