

Office for Greenville County in Deed Book 260, Page 274, Lot No. 3 having been conveyed to me by W. G. Sirrine by deed dated September 21, 1943, and recorded in the R. M. C. Office for Greenville County in Deed Book 256, Page 397, and a portion of Lot No. 5 having been conveyed to me by T. C. Stone, E. E. Stone and Harriet M. Stone, Individually and as Trustee for E. E. Stone, by deed dated December 27, 1948, and recorded in the R. M. C. Office for Greenville County.

ALSO, all that certain piece, parcel or lot of land in the City of Greenville, County of Greenville, State of South Carolina, lying and being on the West side of Falls Street and being known and designated as Lot No. 24 of the property of Charles French Toms, Jr. as shown on Plat thereof by R. E. Dalton, Engineer, dated April, 1924, and recorded in the R. M. C. Office for Greenville County in Plat Book "P", Page 222, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Western side of Falls Street, joint front corner of Lots 23 and 24 and running thence N. 70-13 W. 80 feet to an iron pin, joint rear corner of Lots 23 and 24; thence S. 19-30 W. 20 feet to an iron pin, joint corner of Lots 14 and 24; thence S. 70-13 E. 80 feet to an iron pin on the Western side of Falls Street; thence with the Western side of Falls Street, N. 19-30 E. 20 feet to the beginning corner.

The above described property is the same conveyed to me by W. G. Sirrine by deed dated May 25, 1945 and recorded in the R. M. C. Office for Greenville County in Deed Book 276, Page 60.

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 South Carolina National Bank and Theodore C. Stone, Administrators of the Estate of Nettie S. Stone, their successors

Heirs 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 mortgagee, their successors, Heirs and Assigns, from and against me my Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming, or to claim the same or any part thereof.

And I, the said mortgagor, agree to insure the house and buildings on said land for not less than Seventy Five Hundred & No/100 (\$7500.00) - - - - - Dollars, in a company or companies which shall be acceptable to the mortgagee, and keep the same insured from loss or damage by fire and windstorm, ^{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 I 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 I the said mortgagor, 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.