

All that tract of land in Greenville Township, Greenville County, South Carolina, at the Southeast intersection of the Greenville-Easley Highway and White Horse Road, and according to survey made by Piedmont Engineering Service on February 16th, 1949, is described as follows: BEGINNING at a stake on the South side of Greenville-Easley Highway at the beginning of the turnout of the intersection with White Horse Road, and running thence with the South side of the Greenville-Easley Highway, N. 87-39 E. 208.1 feet to a stake; thence S. 25-36 E. 323 feet to a stake; thence S. 63-24 W. 257.2 feet to a stake on White Horse Road; thence with the Eastern side of the White Horse Road, N. 26-14 W. 363.8 feet to a stake at the beginning of the turnout of the intersection; thence with the curve of the intersection of the Greenville-Easley Highway, the chord of which is N. 30-46 E. 83.8 feet to the beginning corner. Being the same property conveyed to McLean Trucking Company, as McLean Trucking Company, Inc., by deed of M. P. McLean, Jr., and wife, Margaret S. McLean by deed dated November 10, 1947, recorded in Book of Deeds 331 at Page 303.

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 JACK D. MERRIMAN, <sup>a Merriman Mortgage Co.</sup> his personal representatives, heirs and assigns, forever. And the grantor hereby binds itself, its successors and assigns to warrant and forever defend all and singular the said premises, unto the said JACK D. MERRIMAN, <sup>a Merriman Mortgage Co.</sup> his personal representatives, heirs and assigns from and against the claims of all persons whomsoever, lawfully claiming the same or any part thereof.

AND IT IS AGREED, by and between the said parties, that the said Grantor shall and will forthwith insure the buildings now or hereafter erected on said lot and keep the same insured from loss or damage by fire, and in such other forms of insurance as may be required by the Grantee, in companies approved by the Grantee in a sum satisfactory to the Grantee and assign the said policy or policies of insurance to the said Grantee and in case he or they shall at any time neglect or fail to do so, then the said Grantee may cause the same to be insured in his own name and reimburse himself for the premium and expenses of such insurance under this mortgage.

PROVIDED ALWAYS, NEVERTHELESS, and it is the true intent and meaning of the parties to these presents, that if the said Grantor does and shall well and truly pay or cause to be paid unto the said Grantee, the said debt or sum of money aforesaid, with the interest thereon, if any, shall be due, according to the true intent and meaning of the said note, and all sums of money provided to be paid by the Grantor, under the covenants of this mortgage, then this deed of bargain and sale shall cease, determine, and be utterly null and void; otherwise it shall remain in full force and virtue. AND IT IS AGREED, by and between the said parties, that the Grantor is to hold and enjoy