

This is the same property conveyed to us by deed of Carl L. Gullick, et al, as Executors of the Estate of M. L. Gullick, deceased, dated February 20, 1942, recorded in the R. M. C. Office for Greenville County, S. C., in Deed Book 243, page 34, and by deed of L. P. Hungerford, et al, dated September 11, 1939, recorded in said R. M. C. Office in Deed Book 214, at page 115.

All that certain piece, parcel or lot of land, in Greenville County, South Carolina, near the city limits of the City of Greenville, between East North Street Extension (formerly Old Spartanburg Road) and Walnut Street being shown as part of Lot 28-A on plat of property of Smith & Goddard prepared August 21, 1920 by Furman & Cureton which plat is recorded in Plat Book "F" at page 76, R. M. C. Office for Greenville County, S. C. and being shown as the southern most part of property of John F. Chandler according to recent survey and plat thereof prepared by Dalton & Neves, Engineers, August 1948, to be recorded, and having the following metes and bounds:

BEGINNING at an iron pin on the Southwestern side of a 10.2 foot alley at corner of other property of Gabrielle Austin and Charley V. Austin and running thence along property of Gabrielle Austin and Charley V. Austin, S. 55-35 W. 46.8 feet to an iron pin in line of property now or formerly of Rhinehardt; thence N. 32-34 W. 32 feet to an iron pin at the Southwesternmost corner of lot conveyed by Gabrielle Austin and Charley V. Austin to John F. Chandler; thence along Chandler lot, N. 55-35 E. 47.1 feet to an iron pin on Southwestern edge of said alley; thence along Southwestern side of said alley, S. 31-20 E. 32 feet to the point of beginning.

This property was conveyed to the mortgagor, Henry H. Hersey, by deed of Gabrielle Austin and Charley V. Austin, dated September 9, 1948, recorded in the R. M. C. Office for Greenville County, S. C., in Deed Book 358, at page 379.

TOGETHER with all of my right, title and interest in and to the above referred to alley.

TOGETHER with all and singular the Rights, Members, Hereditaments, and Appurtenances to the said Premises belonging, or in anywise incident or appertaining.

AND IT IS COVENANTED AND AGREED by and between the parties hereto that all gas and electric fixtures, radiators, heaters, engines and machinery, boilers, ranges, elevators, and motors, bath-tubs, sinks, water-closets, basins, pipes, faucets and other plumbing and heating fixtures, mirrors, mantels, refrigerating plant and ice-boxes, cooking apparatus and appurtenances, and such other goods and chattels and personal property as are furnished by a landlord in letting or operating an unfurnished building, similar to the one herein described and referred to, which are or shall be attached to said building by nails, screws, bolts, pipe connections, masonry, or in any other manner, are and shall be deemed to be fixtures and an accession to the freehold and a part of the realty as between the parties hereto, their heirs, executors, administrators, successors and assigns, and all persons claiming by, through or under them, and shall be deemed to be a portion of the security for the indebtedness herein mentioned and to be covered by this mortgage.

TO HAVE AND TO HOLD all and singular the said Premises unto the said LIBERTY LIFE INSURANCE COMPANY, its successors and Assigns. And the mortgagor does hereby covenant to warrant and forever defend all and singular the said Premises unto the said LIBERTY LIFE INSURANCE COMPANY its successors and Assigns, from and against the said mortgagor and every person whomsoever lawfully claiming or to claim the same or any part thereof.