

TRACT NO. 2

ALL that piece, parcel or lot of land in Grove Township, Greenville County, State of South Carolina, on the North side of State Highway No. 294, and on the East side of State Highway No. 129, being bounded by lands of Garrison on the North and East, on the South by State Highway No. 294; and on the West by State Highway No. 129, containing Four (4) acres, more or less, according to survey of John C. Smith, dated October 18, 1948, and by said plat being more fully described as follows: BEGINNING at a point on State Highway No. 129, at the Southwest corner of the tract herein described and at the intersection of Highway No. 294, and running thence along State Highway No. 129 N. 14-15 E. 7.07 chains; thence leaving said highway and running with lands of Garrison S. 56-20 E. 5.72 chains; thence S. 14-15 W. 7.07 chains to State Highway No. 294; thence along State Highway No. 294 N. 56-20 W. 5.72 chains to the beginning corner. BEING the same property conveyed to the mortgagor by Deed of W. D. Cooper dated May 14, 1949 and recorded in the Office of the R. M. C. for Greenville County in Deed Book 382, page 415.

TRACT NO. 3

ALL that piece, parcel or lot of land in Oaklawn Township, Greenville County, State of South Carolina, lying and being situated in Oaklawn Township, State and County aforesaid, containing Two and Ninety One-Hundreth (2.90) acres, more or less and being located East of Pelzer between Highway No. 8 and Old Pelzer Road, and having the following courses and distances, to-wit:

BEGINNING at iron pin center of Highway No. 8 and property owned by the Walker Estate, thence along line of Walker Estate N. 0-30 E. 415 feet to point in center of Old Pelzer Road, thence along Old Pelzer Road S. 77 W. 247 feet to angle in road, thence S. 63 W. 340 feet to point in Highway No. 8; thence along Highway No. 8 S. 69-40 E. 571.5 feet to beginning corner.

BEING the same property conveyed to the Mortgagor by J. B. Densmore, et al by deed of even date with these presents not yet recorded.

The above described land is \_\_\_\_\_ the same conveyed to \_\_\_\_\_ by \_\_\_\_\_  
 on the \_\_\_\_\_ day of \_\_\_\_\_  
 19 \_\_\_\_\_ deed recorded in the office of Register of Mesne Conveyance  
 for Greenville County, in Book \_\_\_\_\_ Page \_\_\_\_\_

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 Peoples National Bank, Greenville, S. C., Trustee for Shriner's Hospital for Crippled Children, Greenville Unit, its 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, its 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 Fifty Seven Hundred and No/100 (\$5,700.00) Dollars, in a company or companies which shall be acceptable to the mortgagee, and keep the same insured from loss or damage by fire, 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.