

ALSO:

All that lot of land in Chick Springs Township, Greenville County, state of South Carolina, designated as Lot No. 23 on plat of Pine Brook Development, recorded in Plat Book Z page 148 of the RMC Office for Greenville County, said lot having a frontage on the northeast side of Elaine Avenue, formerly Keasler Street, of 75 feet, a depth of 150 feet and a rear width of 75 feet.

This mortgage is junior in rank to the following:

(1) Mortgage given to Fidelity Federal Savings and Loan Association covering apartment house at the corner of Perry Avenue and Calhoun Streets on which there is a balance due of \$4,350.00.

(2) Mortgage held by the Veterans Administration covering lot No. 55 of Sans Souci Heights on which there is a balance due of approximately \$5500.00. This mortgage is also subject to a contract entered into for the sale of this property to Larry R. Atkins dated February 23, 1957.

(3) Mortgage held by W. W. Wilkins in the amount of \$8500.00 covering Lot No. 23 Pinebrook Development which mortgage also covers lot 52 Brewster Drive.

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 mortgagee(s) its ~~heirs~~, successors and Assigns. And we do hereby bind ourselves, our Heirs, Successors, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said mortgagee(s) its ~~heirs~~, successors and Assigns, from and against the mortgagor(s), their Heirs, Successors, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.