

Greenville County, South Carolina, being shown as Lot No. 24 and the Western one-half of Lot No. 23, on plat of John T. Jenkinson Property, made by Dalton & Neves, Engineers, recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book "H", at Page 207, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the North side of Lanneau Drive, at joint front corner of Lots 24 and 25, and running thence with the line of Lot No. 25, N 32-47 E, 164.3 feet to an iron pin; thence S 58-56 E, 97.65 feet to an iron pin in the center of the rear line of Lot 23; thence running through the center of Lot No. 23, S 32-47 W, 157.95 feet to an iron pin on the North side of Lanneau Drive in the center of the front line of Lot 23; thence along the North side of Lanneau Drive, N 54-16 W, 97.50 feet to the point of beginning.

This is the same property conveyed to George J. Scarr by deed of Katherine J. Scarr, dated October 3, 1950, recorded in the R.M.C. Office for Greenville County, S. C., in Deed Book 420, at Page 415.

This mortgage is junior in rank to the lien of that mortgage given by us to First Federal Savings and Loan Association on this date for \$34,100.00.

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