

ALSO: All that certain piece, parcel or lot of land situate, lying and being in the State and County aforesaid, Chick Springs Township, about three miles west from Greer, S. C., lying on the east side of the Suber Road and being part of the 16.20 acre tract which was formerly in the name of W. A. Smith and which has been conveyed to us by deed from Agnes M. Smith, and having the following courses and distances, to wit:

BEGINNING on a point in the center of the said Suber Road, joint corner of the Henry E. Miller land and runs thence with the Miller line, N. 45-15 E. 892 feet to an iron pin, joint corner of the Miller land; thence with another Miller line, N. 63-00 E. 286 feet to an iron pin on the said line, new corner; thence a new line, S. 24-07 E. 270 feet to an iron pin; thence S. 63-00 W. 287 feet to an iron pin, new corner; thence S. 45-00 W. 892 feet to a point in the said Suber Road (iron pin back at 23 feet); thence with the center of said road, N. 25-10 W. 274 feet to the beginning corner, containing seven and no/100 (7.00) acres, more or less.

It being understood and agreed that this mortgage is junior in lien to one given this same date by the mortgagors to J. B. Hall in the amount of \$4,000.00

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) his 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) his 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.