

504 288

S. 64-39 W. 113.4 feet to an iron pin; thence S. 18-20 E. 512 feet to a point in the center of Chick Springs Road; thence with the center of Chick Springs Road, N. 73-07 W. 390.9 feet to bend; thence still with the center of said road, N. 72-16 W. 144.9 feet to a point in the center of said road; thence S. 31-47 E. 1497 feet to an iron pin; thence S. 63-18 W. 824.6 feet to an iron pin; thence N. 22-42 W. 804 feet to a stone; thence N. 22-54 W. 919 feet to a point in the center of Chick Springs Road; thence N. 23-06 W. 1420.9 feet to a stone; thence N. 38-30 E. 658 feet to a stone; thence N. 44-23 W. 1488.2 feet to a point in the center of Rutherford Road; thence with the center of said road, N. 32-22 E. 338 feet to bend; thence N. 39-54 E. 100 feet to bend in the center of said road; thence N. 44-33 E. 100 feet to bend; thence N. 47-50 E. 282.8 feet, more or less, to a point in center of said road, at front corner of tract containing 1.06 acres; thence leaving said road and with the line of said tract, S. 44-01 E. 300 feet to iron pin; thence N. 58-44 E. 198.7 feet to iron pin; thence N. 27-18 W. 200 feet to a point in the center of Rutherford Road; thence with the center of said road, N. 61-58 E. 264.2 feet to the original point of beginning; containing in the aggregate 147.87 acres, more or less; thence continuing from said original point of beginning, N. 47-27 W. 329.2 feet to stone; thence N. 47-46 W. 1206 feet to iron pin; thence S. 66-33 W. 577.5 feet to stone; thence S. 47-26 E. 1601 feet to a point in the center of Rutherford Road; thence with the center of said road, N. 47-59 E. 90 feet to bend; thence still with the center of said road, N. 56-46 E. 100 feet to bend; thence still with the center of said road, N. 61-56 E. 376.4 feet to the point of beginning, and being the same property conveyed to the mortgagor by the mortgagee by her deed recorded herewith.

The mortgagee agrees to release any portion of the mortgaged premises from the lien of this mortgage upon the payment by the mortgagor of a sum equivalent to \$300.00 per acre on property not fronting on an existing paved road, and to release any property which fronts on an existing paved road upon the payment of 50% of the sale price or \$400.00 per acre, whichever is greater, and to release any of the property on which a dwelling or building is situate upon the payment of 75% of the sale price. Any of said payments for releases shall be credited toward the \$4,000.00 annual principal payment and shall count as a part of such payment.

The mortgagee further agrees to release any streets or roadways cut in accordance with the requirements of the County of Greenville, without any payment hereon.

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

Grace E. Greer, her

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, her 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 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.

For Release 1/4 acre - See Deed Book 698 Page 426 Deed to Wallace Wade Trotter.
 For Release Lots 8, 60 + 69 See R. E. M. Book 889 Page 277.
 For Release Lots 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26 + 27 See R. E. M. Book 690 Page 130
 Deed to Duke Power Co.

For Release Lots 17, 18, 19, 20, 21, 22, 23, 24, 25, 26 + 27 See R. E. M. Book 687 Page 714 Deed to Guy C. Wiggins, Jr.
 For Release Lots 17, 18, 19, 20, 21, 22, 23, 24, 25, 26 + 27 See R. E. M. Book 687 Page 714 Deed to Guy C. Wiggins, Jr.
 For Release Lot 3, See Deed Book 711 Page 118 Deed to Robert E. Grohman, Jr.

For Release Lots 41, 76 Sec. 1, Lots 6 + 20 Sec. 2 + 843 Sec. 4 See R. E. M. Book 917 Page 108
 For Release Lots 7, 32 + 36 Sec. 2, See R. E. M. Book 921 Page 203
 For Release Lots 4 + 5 + Lots 20 + 24 See R. E. M. Book 941 Page 3
 For Release Lot 8, See R. E. M. Book 954 Page 479.