

45 feet to an iron pin; thence N. 44-20 E. 633.6 feet to an iron pin; thence along J. B. A. Thomson Estate, S. 95 E., 370 feet, more or less, to an iron pin; thence along lot No. 1 of Westdale, S. 35-15 E., crossing West Golden Strip Drive, 241.8 feet to an iron pin; thence S. 53-32 W., 82 feet to an iron pin; thence N. 31-56 W. 33.3 feet to an iron pin on the southern side of West Golden Strip Drive; thence with said Drive, S. 70-24 W. 150 feet along the front of J. A. Baldwin Lot (now or formerly); thence S. 24-19 E. 468.4 feet to an iron pin in a branch; thence following the branch as a line, the traverse of which is S. 89-01 W. 243.6 feet to an iron pin; thence continuing with the branch as the line, along the meanders of said branch in a westerly direction 360 feet to an iron pin at the corner of property of Donald Kelley; thence along his property, N. 33-39 W. 348 feet to an iron pin; thence in a northeasterly direction, crossing West Golden Strip Drive, 180 feet, more or less, to a point on the north-western side of West Golden Strip Drive, the point of beginning (excluding from said description the 50-foot strip known as West Golden Strip Drive.)

The above description encompasses the 5.75 acre tract, the 0.05 acre tract, the 3 acre tract and a 4.1 acre tract, less that lot sold from the 4.1 acre tract to Donald Kelley, as shown on the said plat and being the same conveyed to me by deed in Deed Book 408, at page 265.

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 **Transco Southern, Inc., its**

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 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 **Twelve Thousand and 00/100 (\$12,000.00)** 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.