

Fleming Street N. 27-17 W. 160.85 feet to the point of beginning.

This is a portion of the property devised to the mortgagors herein by their father, Sam R. Zimmerman, who died testate November 18, 1962, see Apt. 810, File 1, Office of the Probate Judge for Greenville County; the life tenant, Elizabeth D. Zimmerman, is now deceased, see Apt. 910, File 20.

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 Calvin Company
Its Successors ~~Heirs~~ and Assigns forever. And we do hereby bind ourselves,
our Heirs, Executors and Administrators to warrant and forever defend all and singular
the said Premises unto the said Calvin Company

Its Successors ~~Heirs~~ and Assigns, from and against us and our
Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to
claim the same or any part thereof.

And the said mortgagor agree to insure the house and buildings on said lot in a sum not less than
Fifteen Thousand (\$15,000)----- Dollars
in a company or companies satisfactory to the mortgagee, and to keep the same insured from loss or
damage by fire, and assign the policy of insurance to the said mortgagee; and that in the event that
the mortgagor shall at any time fail to do so, then the said mortgagee may cause the same to be
insured in its

name and reimburse itself
for the premium and expense of such insurance under this mortgage, with interest.