

ALL that lot of land with the buildings and improvements thereon situate on the Southeast side of Sevier Street in the County of Greenville, South Carolina, and being known and designated as Lot No. 7 on the plat of property of Neely & Martin, made by R. E. Dalton, May, 1925, and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book G, at Page 246, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the Southeast side of Sevier Street, joint corner of Lots 7 and 8, and running thence with the line of Lot No. 8, S. 57-20 E., 224 feet to a stake in line of property now or formerly of John Davenport; thence with said Davenport line, N. 21-23 E., 61.17 feet to a stake, joint rear corner of Lots 6 and 7; thence with the line of Lot No. 6, N. 57-20 W., 212.1 feet to an iron pin on the Southeast side of Sevier Street; thence with Sevier Street, S. 32-40 W., 60 feet to the beginning corner.

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) **its** ~~xxxx~~, successors and Assigns. And **I** do hereby bind **myself**, **my** Heirs, Successors, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said mortgagee(s) **its** ~~xxx~~, successors and Assigns, from and against the mortgagor(s), **my** Heirs, Successors, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.

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