

This is the same property conveyed to Greer Lumber Company, Inc. by deed from McCall Manufacturing Company recorded in Deed Book 845, page 599.

ALSO, all of that piece, parcel or lot of land in the City of Greer lying on the western side of South Main Street, the southern side of Clifton Way (Street) (formerly known as Franklin Place), adjoining that property above described and having the following courses and distances, to-wit:

BEGINNING at an iron pin on the southern side of Clifton Way, joint corner with this property and the property above described and running thence with the common line of said lots, S. 26-30 W. crossing a railway spur track, 214 feet, more or less, to an iron pin on the line of property formerly belonging to Robison; thence with the Robison line, S. 55-15 E. 286 feet to a point just inside the sidewalk on the inner side of the western edge of South Main Street; thence with the western side of South Main Street approximately N. 26-30 E. 218 feet, more or less, to a point where said South Main Street intersects with Clifton Way; thence with the southern side of Clifton Way, N. 55-18 W. 287.7 feet, more or less, to an iron pin the point of beginning.

This is the same property conveyed to the Greer Lumber Company, Inc. by the following deeds, all of which are recorded in the R. M. C. Office for Greenville County: Deed Book 473, page 488; and Deed Book 718 pages 430, 459, 460 and 462, and Deed Book 415, page 379.

TOGETHER WITH all and singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging or in any wise incident or appertaining.

TO HAVE AND TO HOLD, all and singular the said premises before mentioned unto the said CITIZENS BUILDING AND LOAN ASSOCIATION, its successors and assigns, forever.

And **it does** do hereby bind **itself and its Successors** Heirs, Executors, and Administrators to warrant and forever defend all and singular the said Premises unto the said CITIZENS BUILDING AND LOAN ASSOCIATION, Greer, S. C., its successors and assigns, from and against **its Successors** Heirs, Executors, Administrators and assigns, and every person whomsoever lawfully claiming the same, or any part thereof.

AND **it does** do hereby agree to insure the house and buildings on said lot in a sum not less than **thirty thousand and no/100** - - - - - Dollars fire insurance, and not less than **thirty thousand and no/100** - - - - - Dollars windstorm insurance, in a Company or Companies acceptable to the Mortgagee, and to keep the same insured from loss or damage by fire and/or windstorm, and do hereby assign the policy or policies of insurance to the said Mortgagee, its successors and assigns, to the extent of its interest therein; and in the event **it** should at any time fail to insure said premises, or pay the premiums therein, then the said Mortgagee, its successors or assigns, may cause the said houses and buildings to be insured in the owner's name(s), and reimburse itself for the premiums and expense of such insurance under this mortgage, with interest thereon.