

Also, an undivided one-half interest in all of the rights, title and interest of Mortgagor in and to that certain alley running from Tindal Avenue in a Northerly direction to the property line of property now, or formerly of Chiles, with same being a line running N. 4-11 W., approximately 115.15 feet.

Also, all that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, in the City of Greenville, on the South side of McKay Street, being known and designated as a portion of Lot No. 58 according to a plat of Cagle Park, recorded in the RMC Office for Greenville County, South Carolina, in Plat Book C, at Page 238, being shown more specifically on a Plat made by Campbell & Clarkson on March 13, 1973, and recorded in Plat Book 4Y, at Page 97, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin located on the South side of McKay Street and being 144.8 feet from the right-of-way of Church Street; and running thence along the line of property now owned by the Grantor, S. 4-00 E. 115.4 feet to an iron pin; thence S. 89-06 W. 50.0 feet to an iron pin; thence N. 4-01 W. 115.05 feet to an iron pin on the South side of McKay Street; thence with McKay Street N. 88-42 E. 50.0 feet to the point of BEGINNING.

This being the same property conveyed to the Mortgagor by deed recorded in the RMC Office for Greenville County, South Carolina in Deed Book 1092, Page 741.

The above described property is hereby conveyed subject to rights-of-way, easements, conditions, public roads and restrictive covenants appearing of record and actually existing on the ground affecting said property.

The within Mortgage shall be subordinate to and inferior to that certain Mortgage of Real Estate given by Dobson & Dobson, Attorneys at Law, P.A. to Southern Bank & Trust Co., dated June 21, 1973 and recorded in the RMC Office for Greenville County, South Carolina in Mortgage Book 1282, Page 399.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected or fitted thereto in any manner; it being the intention of the parties hereto that all fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular, the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same and that the premises are free and clear of all liens and