

above, interest thereon and Additional Interest, if any, as above provided and all taxes, charges, assessments, and insurance premiums as herein expressly provided.

NOW, THEREFORE, for and in consideration of the premises and the sum of One Dollar (\$1.00) to Mortgagor paid by Mortgagee, the receipt of which hereby is acknowledged, Mortgagor has bargained, sold, granted and conveyed, and by these presents does bargain, sell, grant and convey to Mortgagee, its assign and successors in trust, all of the following described property, to-wit:

All that certain tract or parcel of land lying and being situate in Greenville, Greenville County, South Carolina, and being more particularly described on Attachment A attached hereto and incorporated herein by reference.

TO HAVE AND TO HOLD the same, with all rights privileges and appurtenances thereunto belonging, to said Mortgagee, its assigns and successors in trust, upon the trusts and for the uses and purposes hereinafter set forth, and no other;

AN MORTGAGOR covenants to and with Mortgagee that Mortgagor is seized of said premises in fee; that Mortgagor has the right to convey same in fee simple; that the same are free and clear from all encumbrances and restrictions not specifically mentioned herein; and that Mortgagor does hereby forever warrant and will forever defend the title to same against the lawful claims of all persons whomsoever.

AND MORTGAGOR FURTHER COVENANTS AND AGREES AS FOLLOWS:

1. PAYMENT--To pay the indebtedness set forth above, interest thereon and Additional Interest, if any, as above provided.

2. TAXES AND CHARGES--To pay, within sixty (60) days after they shall come due and payable, and before any penalty or interest shall be charged thereon, all general and special taxes, charges, and assessments of every kind and nature that