

150 feet to an iron pin on Holmes Drive; thence with the Eastern side of Holmes Drive, N. 4-56 W. 95 feet to the point of beginning, the foregoing being the same premises conveyed to Robert Gage, II, by deed of J. A. Cannon, Jr., bearing date July 25, 1951, and recorded in the office of Register of Mesne Conveyance for Greenville County, S. C., in Book of Deeds 439, at page 209.

AND, IT IS AGREED, That the mortgagor herein is - - - - - to keep the building on said premises insured against loss by fire and windstorm in the ~~sum~~ amount of their full insurable value - - - - - ~~sum~~ in such reputable company as the said mortgagee may designate and shall have the loss, if any, payable to said mortgagee, herein as his -- interest may appear and failing to do so, the said mortgagee shall have the right to insure said property against loss by fire and windstorm at mortgagors expense, and this mortgage shall be extended so as to secure to the mortgagee the repayment of all insurance premiums advanced, together with interest on the same, at the rate of three per cent. per annum. And, if for any reason the said insurance is cancelled, reduced, or refused, in either of such events, the whole debt then remaining unpaid shall become and be due and payable at once at the option of said mortgagee

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 George W. Gage, his - - - - - Heirs and Assigns forever. AND I ---- do hereby bind myself and my ----- Heirs, Executors and Administrators, to warrant and forever defend, all and singular, the said premises unto the said George W. Gage, his - - - - - Heirs and Assigns from and against me and my Heirs, Executors, Administrators, and Assigns, and all other persons whomsoever lawfully claiming or to claim the same or any part thereof.