

east by lands now or formerly of Austin; on the south by Cureton. It begins at iron pin on the Austin lands and runs thence along the line of Franklin S. 74-23 W. 335.5 feet to iron pin; thence along the line of Franklin Estate S. 62-15 W. 400 feet to iron pin; thence S. 29-30 E. 535 feet to stone corner on or near the Cureton lands; thence N. 59-30 E. 415 feet to corner on the Austin lands; thence N. 6-04 E. 534 feet to beginning corner, with reference being here made to the Richardson plat for a more particular description. Reference is also made to the deed from G. C. Franklin to Maggie D. Vance, dated March 2, 1931, recorded in Deed Book 157, Page 525 and a deed from G. C. Franklin to George Vance dated Jan. 12, 1942, recorded in Deed Book 242, Page 28. Likewise reference is made to the deed from E. Inman, Master, to Vantross Franklin. This is the same tract of land conveyed to Tobie Allen by Vantross Franklin this same date and this obligation is made to secure a portion of the purchase price.

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 Jas. M. Richardson, successors and attorney, 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 Jas. M. Richardson, attorney, his successors Heirs and Assigns, from and against me and my Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.

And the said mortgagor agree to insure the house and buildings on said lot in a sum not less than **Eight Hundred (\$800.00)** Dollars in a company or companies satisfactory to the mortgagee, and to keep the same insured from loss or damage by fire, and assign the policy of insurance to the said mortgagee; and that in the event that the mortgagor shall at any time fail to do so, then the said mortgagee may cause the same to be insured in his name and reimburse himself for the premium and expense of such insurance under this mortgage, with interest.