

ALSO: All that piece, parcel or lot of land in the County and State aforesaid, being known and designated as LOT NO. 15 on plat of the Old Country Club Property, fronting on North Franklin Road and shown on plat recorded in Plat Book H, at pages 185 and 186, and is a part of the same property deeded by H. J. Martin and Wyatt Aiken as Trustee to H. L. and J. P. Rosamond .

BEGINNING at an iron pin on North Franklin Road joint front corner of Lots 14 and 15 and running thence along North Franklin Road, North 64-45 West 60 feet to an iron pin, joint front corner of Lots 15 and 16; running thence South 25-15 West 160 feet to an iron pin; running thence South 64-45 East 60 feet to an iron pin; running thence North 25-15 East 160 feet to the point of beginning.

It is agreed that on Lot 15 there is a seven room, brick veneer house and a single car garage.

This property is shown on the County Block Book at 164-1-8-9-10.

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

J. B. Hall, 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 mortgagee, his Heirs and Assigns, from and against me, my Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming, or to claim the same or any part thereof.

And I, the said mortgagor, agree to insure the house and buildings on said land for not less than Ten Thousand and No/100 - - - - - Dollars, in a company or companies which shall be acceptable to the mortgagee, and keep the same insured from loss or damage by fire, with extended coverage, during the continuation of this mortgage, and make loss under the policy or policies of insurance payable to the mortgagee, and that in the event I shall at any time fail to do so, then the said mortgagee may cause the same to be insured as above provided and be reimbursed for the premium and expense of such insurance under this mortgage. Upon failure of the mortgagor to pay any insurance premium or any taxes or other public assessment, or any part thereof, the mortgagee may, at his option, declare the full amount of this mortgage due and payable.

PROVIDED, ALWAYS, NEVERTHELESS, and it is the true intent and meaning of the parties to these presents, that if I the said mortgagor, do and shall well and truly pay, or cause to be paid unto the said mortgagee the said debt or sum of money aforesaid, with interest thereon, if any shall be due, according to the true intent and meaning of the said note, then this deed of bargain and sale shall cease, determine, and be utterly null and void; otherwise to remain in full force and virtue.