

N. 25-27 E. 973.3 feet to an iron pin on the right-of-way of the P & N Railroad; thence running along said Railroad right-of-way N. 65-42 W. 241.2 feet to an iron pin; thence continuing with said right-of-way N. 66-08 W. 109.2 feet to an iron pin; thence continuing with said right-of-way N. 68-55 W. 100 feet to an iron pin, the point of beginning.

ALSO all easements and rights of way conveyed to mortgagor by Roy C. McCall, Gilbert B. McCall and Jo Ann M. Cobb, as more particularly described in the deed of the mortgagor dated December 22, 1967, recorded in the RMC Office for Greenville County in Deed Book 835, page 277, and further including the right-of-way conveyed to the mortgagor by the South Carolina Society for Prevention of Cruelty to Animals, known as the Greenville Humane Society, as more particularly described in the Right-of-Way Agreement dated January 18, 1968, recorded in the RMC Office for Greenville County in Deed Book 836, page 39, subject to subsequent conveyances of same by the mortgagor herein to Greenville County for public roads.

It is understood and agreed that the lien of this mortgage shall be equal in priority to the lien of that certain mortgage given by Carolina Enterprises of Greenville, Inc., to the South Bank and Trust Company, Greenville, South Carolina, dated October 4, 1968, in the original amount of \$180,000.00, recorded in Mortgage Book 1105, page 171, Greenville County RMC Office, and it is further understood and agreed that any default in the payment or under any other terms and provisions of either of said mortgages or the notes which they secure, shall constitute a default under both notes and both mortgages.

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 mortgagee, heirs, successors and assigns forever. And the said mortgagor does hereby bind itself, its successors and assigns, to warrant and forever defend all and singular the said premises unto the said mortgagee, the mortgagee's heirs, successors and assigns, from and against itself, its successors and assigns, and every person whomsoever claiming or to claim the same or any part thereof.