

thereon, and having the following courses and distances, to-wit:

BEGINNING at iron pin Larry Fricks line; thence in a southeastern direction 225 feet, more or less, to iron pin, joint corner of Larry Fricks, Piedmont & Northern Railway and W. C. Hughey; thence in a northwestern direction along line of Piedmont & Northern Railway 79 feet to iron pin; thence in a northwestern direction 178 feet to center of Highway No. 29; thence in a southeastern direction along Highway No. 29, 82 feet to the point of beginning, being bounded by lands of Larry Fricks, P & N Railway, Highway #29, and possibly others.

This is the same lot of land conveyed to mortgagor herein by deed of Mary Ruth Taylor, said deed is duly recorded in the R. M. C. Office for Greenville County on the 20th day of February, 1963, in Deed Vol. 717, at page 45.

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 of~~ full insurable value thereof - - - - - ~~Dollars~~ in such reputable company as the said mortgagee may designate and shall have the loss, if any, payable to said mortgagee, herein as its 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 six 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 The Pelzer-Williamston Bank, its Successors - - - - - ~~to~~ 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 The Pelzer-Williamston Bank, its Successors - - - - - ~~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.