

May, 1940, and recorded in the office of the RMC for Greenville County in Plat Book K, Pages 48 and 49, and having the following metes and bounds:

BEGINNING at an iron pin on the north side of Buist Avenue at the corner of Lot No. 21; thence with the line of that lot, N. 19-06 E. 171.7 feet to an iron pin; thence along the rear line of Lots Nos. 25 and 26, N. 70-54 W. 91.2 feet to an iron pin; thence S. 5-33 W. 133.5 feet to an iron pin on the north side of Buist Avenue; thence along the north side of Buist Avenue, S. 70-54 E. 50.8 feet to the beginning corner.

Being the same property conveyed to mortgagor by mortgagee by deed of even date.

Also the following goods, chattels and personal property conveyed by the mortgagee to the mortgagor of even date herewith: 1 Admiral Electric Stove, 1 Frigidaire Freezer, 1 Hotpoint Dishwasher, 1 Garbage Disposal, 1 table with 6 chairs, 1 dinette built-in telephone desk, 1 breakfast by Beacon Hill, 1 side table by Beacon Hill, 1 dining room table by Beacon Hill, 8 dining room chairs, 1 settee by Beacon Hill, 2 side tables, 4 chairs, 1 piano, 1 round table, all draperies, curtains and rugs, half moon entrance hall table by Beacon Hill, 1 settee, 1 chair, 2 end tables, 2 dressers by Beacon Hill, 1 vanity table, 1 settee, 2 French twin beds, 1 table, air conditioning unit, 1 chest of drawers, 1 vanity, 1 stool, 1 chair and ottoman, 1 floor lamp, 1 double bed (4 poster), 1 chest of drawers, 1 dresser, 1 chair, 1 side table, 2 single beds (oak), 1 bed side stand, 1 book desk, 1 dresser and mirror, 2 chairs, 1 hall table, 1 attic fan, 1 clothes hamper, 2 chaise lounges, 2 chairs, 1 table, 2 foot stools, 1 square patio table, 4 matching chairs, 1 glass round top table by Woodward, 4 matching chairs, 1 aluminum table, 4 matching chairs, 4 pink chairs by Woodward, 2 stands, 2 white chairs, 1 large table, 1 Bar-B-Cue by King, 3 umbrellas, 1 brown top card table, 2 chaise lounges, 1 built-in vanity, mirror and 2 stools and all swimming pool equipment.

The above described land is _____ the same conveyed to _____ by _____ on the _____ day of _____ 19 _____ deed recorded in the office of Register of Mesne Conveyance _____ Page _____ for Greenville County, in Book _____

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 H. S. Sellers, his

Heirs and Assigns forever.

And I do hereby bind myself _____, 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 Eighty Thousand (\$80,000.00) _____ 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.

For value received, I, do hereby assign, transfer and set over to The Peoples National Bank of Greenville, Greenville, S. C. the within mortgage and the note which it secures this 4th day of September, 1963.

*Witness:
Elizabeth R. Austin
Frances Townsend*

H. S. Sellers

*Assignment Recorded Sept. 4th 1963 at 4:30 P.M.
6494*