

The above-described land is subject to the following-described real estate mortgage(s).

1. That certain real estate mortgage to the United States of America executed by William C. Sims and Carrie H. Sims, dated August 4, 1971, and recorded in Mortgage, Book(s) 1201 at Page(s) 257, of the Public Records of Greenville County, State of South Carolina:

and the said Grantee(s) by separate agreement, executed as of the date hereof, assume(s) liability for and agree(s) to pay, as part of the consideration of this conveyance, all or a certain specified portion of the indebtedness secured by said real estate mortgage(s). Said mortgage having a current balance of \$14,201.20.

TO HAVE AND TO HOLD, all and singular the said Premises before mentioned unto the said Grantee(s) for and during their joint lives and upon the death of either of them, then to the survivor of them, his or her heirs and assigns forever in fee simple, together with every contingent remainder and right of reversion.

And we do hereby bind our Heirs, Executors and Administrators, to warrant and forever defend all and singular the said premises unto the said Brooks Sims and Rendy C. Sims for and during their joint lives and upon the death of either of them, then to the survivor of them, his or her heirs and assigns forever in fee simple, against us and our Heirs and all persons whomsoever lawfully claiming, or to claim the same, or any part thereof.

IN WITNESS WHEREOF, the Grantor(s) have hereunto set their hand(s) and seal(s), the day and year first above written.

Signed, sealed and delivered in the presence of:

W. Allen Reed
Barbara H. Cobb

William C. Sims (SEAL)
Carrie H. Sims (SEAL)

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