

Rossie McKinney conveyed to William E. Coker and Virgil M. Coker but the interest which she reserved to herself. The property covered and included here under is described by courses and distances as follows: Said lands begin at an iron pin at the inside edge of sidewalk at the northeastern corner of Curtis Street and Academy Street and runs thence along the inner edge of sidewalk of Curtis Street S. 69-10 W. 148 feet to iron pin on corner of lands of J. K. Smith and being approximately 96.7 feet from Church Street; thence along the line of Smith N. 17-20 W. 167.8 feet to iron pin on property of First Baptist Church; thence along line of First Baptist Church property N. 79-30 E. 171.2 feet to iron pin on the inner edge of sidewalk on Academy Street; thence along the interior line of sidewalk of Academy Street S. 8-15 E. 140.8 feet to the beginning corner.

The aforesaid lot of land is the same as was conveyed to W. J. McKinney by P. S. Dew by deed, recorded in Deed Book 24, Page 349, together with such additional lands as may have been acquired under a contract entered into between the First Baptist Church of Simpsonville, J. K. Smith and the heirs of the said W. J. McKinney, this said contract having for its purpose the adjusting of lines between the adjoining property owners.

It is understood and agreed that this is the primary debt of William E. Coker and Virgil M. Coker and that Mrs. Rossie McKinney and her interest in the property are secondarily liable; That is to say that all interests of William E. Coker and Virgil M. Coker in the lands and properties therein will be exhausted before resorting to the interest of Mrs. Rossie McKinney.

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 Farmers Bank of Simpsonville, its ^{successors} ~~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 Farmers Bank of Simpsonville, its successors

Heirs and Assigns, from and against us and our Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.

And the said mortgagor agree to insure the house and buildings on said lot in a sum not less than Two Thousand and No/100 -- Dollars in a company or companies satisfactory to the mortgagee, and to keep the same insured from loss or damage by fire, and assign the policy of insurance to the said mortgagee; and that in the event that the mortgagor shall at any time fail to do so, then the said mortgagee may cause the same to be insured in its own name and reimburse itself for the premium and expense of such insurance under this mortgage, with interest.