

heretofore conveyed by S. D. Southern to Clarence Dogan; thence with the line of Dogan, N. 13-50 W. 90 feet to an iron pin; thence still with the line of Dogan, N. 72-50 E. 360 feet to an iron pin; thence still with the line of Dogan, S. 33-20 E. 204.8 feet to an iron pin; thence N. 56-25 E. 160 feet to an old iron pin by stone; thence N. 39-10 E. 169 feet to an iron pin on the West bank of Enoree River; thence N. 39-10 E. 12 feet, more or less, to a point in the center of said River; thence up the center of the river as the line to a point 12 feet more or less from an iron pin on the West bank of the river (the traverse line up the river being the following courses and distances, to wit: N. 68-50 W. 100 feet; N. 61-50 W. 149 feet; N. 22-50 W. 243 feet; N. 00-50 W. 150 feet; N. 20-10 E. 747.4 feet; N. 69-30 E. 246 feet; said traverse line beginning and ending at iron pins on the Western side of the Enoree River); thence S. 69-30 W. 12 feet more or less to an iron pin on the West bank of said river; thence leaving the river, S. 69-30 W. 757 feet to an iron pin; thence S. 21-25 W. 490 feet to an iron pin; thence S. 50-30 W. 330 feet to an iron pin; thence S. 15-15 W. 295 feet; thence S. 55-45 W. 79 feet to an iron pin; thence S. 20-15 W. 584 feet to a point in the center of the Reid School Road, the point of beginning.

This is the same property conveyed to the mortgagor by deed of S. D. Southern, dated May 12, 1955, recorded in the RMC Office for Greenville County, S. C. in Deed Book 525, page 134.

TOGETHER with all and singular the Rights, Members, Hereditaments, and Appurtenances to the said Premises belonging, or in anywise incident or appertaining.

AND IT IS COVENANTED AND AGREED by and between the parties hereto that all gas and electric fixtures, radiators, heaters, engines and machinery, boilers, ranges, elevators, and motors, bath-tubs, sinks, water-closets, basins, pipes, faucets and other plumbing and heating fixtures, mirrors, mantels, refrigerating plant and ice-boxes, cooking apparatus and appurtenances, and such other goods and chattels and personal property as are furnished by a landlord in letting or operating an unfurnished building, similar to the one herein described and referred to, which are or shall be attached to said building by nails, screws, bolts, pipe connections, masonry, or in any other manner, are and shall be deemed to be fixtures and an accession to the freehold and a part of the realty as between the parties hereto, their heirs, executors, administrators, successors and assigns, and all persons claiming by, through or under them, and shall be deemed to be a portion of the security for the indebtedness herein mentioned and to be covered by this mortgage.

TO HAVE AND TO HOLD all and singular the said Premises unto the said mortgagee(s) **its** heirs, successors and Assigns. And **I** do hereby bind **myself, my** Heirs, Successors, Executors and Administrators to warrant and forever defend all and singular the said Premises, unto the said mortgagee(s) **its** heirs, successors and Assigns, from and against the mortgagor(s), **my** Heirs, Successors, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.