

8. That, at the option of the Mortgagee, this mortgage shall become due and payable forthwith if the Mortgagor shall convey away said mortgaged premises, or if the title shall become vested in any other person in any manner whatsoever other than by death of the Mortgagor. The Mortgagor shall not place a subsequent or junior mortgage upon the above described premises without the written permission of the Mortgagee.

9. It is agreed that the Mortgagor shall hold and enjoy the premises above conveyed until there is a default under this mortgage, or in the note secured hereby. It is the true meaning of this instrument that if the Mortgagor shall fully perform all the terms, conditions and covenants of this mortgage, and of the note secured hereby, this mortgage shall be utterly null and void, otherwise to remain in full force and virtue. If there is a default in any of the terms, conditions or covenants of this mortgage, or of the note secured hereby, then, at the option of the Mortgagee, all sums then owing by the Mortgagor to the Mortgagee shall become immediately due and payable and this mortgage may be foreclosed. Should any legal proceedings be instituted for the foreclosure of this mortgage, or should the Mortgagee become a party to any suit involving this mortgage or the title to the premises described herein, or should the debt secured hereby, or any part thereof, be placed in the hands of an attorney at law for collection by suit or otherwise, all costs and expenses incurred by the Mortgagee, and a reasonable attorney's fee, shall thereupon become due and payable, immediately or on demand, at the option of the Mortgagee, as a part of the debt secured hereby, and may be recovered and collected therefor.

10. The covenants herein contained shall bind, and the benefits and advantages shall inure to, the respective heirs, executors, administrators, successors, and assigns of the parties hereto. Whenever used, the singular number shall include the plural, the plural, the singular, the use of any gender shall be applicable to all genders, and the term "Mortgagee" shall include any payee of the indebtedness hereby secured or any transferee thereof whether by operation of law or otherwise.

WITNESS The Mortgagor(s) hand and seal this 18th day of September 1963.

Signed, sealed, and delivered

FIRST BAPTIST CHURCH OF PIEDMONT, S. C.

in the presence of:

By: Wayne Hott (SEAL)  
Wayne Hott, Trustee  
Roy Jenkins (SEAL)  
Roy Jenkins, Trustee  
James J. Bracken (SEAL)  
James J. Bracken, Trustee

T. A. DeVenney  
Carrine M. Grover

STATE OF SOUTH CAROLINA

PROBATE

COUNTY OF ANDERSON

PERSONALLY appeared before me Carrine M. Grover

made oath that he saw the within named First Baptist Church of Piedmont, S. C., by its Deacons and Trustees, as herein set forth,

sign, seal and as its act and deed deliver the within written deed, and that he, with

T. A. DeVenney witnessed the execution thereof.

SWORN to before me this the 18th

day of September 21 A. D. 1963

T. A. DeVenney (SEAL)  
NOTARY PUBLIC FOR SOUTH CAROLINA

Carrine M. Grover

FIRST BAPTIST CHURCH OF PIEDMONT, S. C.

By: Frank A. Grover (SEAL)  
Frank A. Grover, Chairman, Deacon  
Milford A. Cooper (SEAL)  
Milford A. Cooper, Deacon  
Homer E. McConnell (SEAL)  
Homer E. McConnell, Deacon  
R. W. Campbell (SEAL)  
R. W. Campbell, Deacon  
Charles E. Heyward (SEAL)  
Charles E. Heyward, Deacon  
Roy Jenkins (SEAL)  
Roy Jenkins, Deacon  
John H. Gregory (SEAL)  
John H. Gregory, Deacon  
Ray Johnson (SEAL)  
Ray Johnson, Deacon  
J. Ernest Bishop (SEAL)  
J. Ernest Bishop, Deacon  
Harold D. Jones (SEAL)  
Harold D. Jones, Deacon

In the presence of:

Wayne Hott  
Piedmont, S. C.  
Carrine M. Grover

Recorded September 26th, 1963  
at 11:23 A.M. #9252