entry of a judgment enforcing this Mottgage it: a., B rower pays Lender all sums which would be then due under this M regage, the Note and notes securing Future Advances, if any, had no acceleration occurred, tho B to wer cures all breaches of any other covenants or agreements of Borrower contained in this Mortgage, (c) Borrower pays all reasonable expenses incurred by Lender in enforcing the covenants and agreements of Borrower contained in this Mortgage and in enforcing Lender's remedies as provided in paragraph 18 hereof, including, but not limited to, reasonable attorney's fees: and (d) Borrower takes such action as Lender may reasonably require to assure that the lien of this Mortgage, Londer's interest in the Property and Borrower's obligation to pay the sums secured by this Mortgage shall continue unimpaired. Upon such payment and cure by Borrower, this Mortgage and the obligations secured hereby shall remain in full force and effect as if no acceleration had occurred.

20. Assignment of Rents; Appointment of Receiver. As additional security hereunder, Borrower hereby assigns to Lender the rents of the Property, provided that Borrower shall, prior to acceleration under paragraph 18 hereof or abandonment of the Property, have the right to collect and retain such rents as they become due and payable.

Upon acceleration under paragraph 18 hereof or abandonment of the Property, Lender shall be entitled to have a receiver appointed by a court to enter upon, take possession of and manage the Property and to collect the rents of the Property, including those past due. All rents collected by the receiver shall be applied first to payment of the costs of management of the Property and collection of rents, including, but not limited to, receiver's fees, premiums on receiver's bonds and reasonable attorney's fees, and then to the sums secured by this Mortgage. The receiver shall be liable to account only for those rents actually received.

21. FUTURE ADVANCES. Upon request of Borrower, Lender, at Lender's option prior to release of this Mortgage, may make Future Advances to Borrower. Such Future Advances, with interest thereon, shall be secured by this Mortgage when evidenced by

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shall release this Mortgage without charge to Borrower. Borrower shall pay all costs of recordation, if any. 23. WAIVER OF HOMESTEAD. Borrower hereby waives all right of homestead exemption in the Property.											
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BO IN WITNESS WHEREOF, BORRO Signed, sealed and delivered in the presence of: The hard of South Carolina Before me personally appears within named Borrower sign, seal, a SHE Sworn before me this Notary Public for South Carolina—My of STATE OF SOUTH CAROLINA, I, H. MICHAEL SPIN Mrs. LEEANNE K. MUMMA appear before me, and upon being voluntarily and without any compurelinquish unto the within named and Assigns, all her interest and est premises within mentioned and relective under my hand and Section of South Carolina—Work of Spin RECORD	Amount of the Note plus US \$ 22. Release. Upon payment of all sums secures shall release this Mortgage without charge to Borrower. 23. Waiver of Hosiestead. Borrower hereby In Witness Whereof, Borrower has exceeding the presence of: The borrower sign, seal, and as the sum of the presence of: STATE OF SOUTH CAROLINA Before me personally appeared within named Borrower sign, seal, and as the shall be sum of the state	amount of the Note plus US \$.00 22. 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Given under my hand and Seal, this Space Below This Line Reserved. Space Below This Line Reserved.	22. RELEASE. Upon payment of all sums secured by this Mortgage, that release this Mortgage without charge to Borrower. Borrower shall pay 23. Waiver of Homestead. Borrower hereby waives all right of homestead in the presence of: 3. Waiver of Homestead. Borrower hereby waives all right of homestead in the presence of: 3. Waiver of Homestead. Borrower has executed this Mortgage, the presence of: 3. Waiver of Homestead. Borrower has executed this Mortgage in the presence of: 3. Waiver of Homestead. Borrower has executed this Mortgage in the presence of: 3. Waiver of South Carolina 4. Before me personally appeared 3. She with H. MICHAEL SPIVE with H. MICHAEL SPIVE SEPTEMBER 4. Worter Public for South Carolina—by commission expires 4. MICHAEL SPIVEY 4. A Notary Public, do Mrs. LEEANNE K. MUMMA the wife of the within named appear before me, and upon being privately and separately exant voluntarily and without any compulsion, dread or fear of any per relinquish unto the within named GREER FEDERAL SAVINGS and Assigns, all her interest and estate, and also all her right and oppermises within mentioned and released. 3. Given under my hand and Seal, this 4. Space Below This Line Reserved For Lee RECORDED (SEP 8 19/8 at 19/8 a	22. RELEAR. Upon payment of all sums secured by this Mortgage, this Mortgage without charge to Borrower. Borrower shall pay all costs 23. Waiver of Homestead. 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Release. Upon payment of all sums secured by this Mortgage, this Mortgage shall shall release this Mortgage without charge to Borrower. Borrower shall pay all costs of recordar 23. Waiver of Homestead. Borrower hereby waives all right of homestead exemption. In Witness Whereof, Borrower hereby waives all right of homestead exemption. In Witness Whereof, Borrower has executed this Mortgage. Signed, sealed and delivered in the presence of: J. W. Lavern K. Leeanne K. Leeanne K. State of South Carolina Before me personally appeared within named Borrower sign, seal, and as THEIR act and deed, deliver the way shift in named Borrower sign, seal, and as September 1, 1978. She with H. MICHAEL SPIVEY witness September 1, 1978. Notary Public for South Carolina—My commission expires I. H. MICHAEL SPIVEY a Notary Public, do hereby certify under the wife of the within named Lavern K. appear before me, and upon being privately and separately examined by me, divoluntarily and without any compulsion, dread or fear of any person whomsoever, relinquish unto the within named GREER FEDERAL SAVINGS AND LOAN and Assigns, all her interest and estate, and also all her right and claim of Dower, premises within mentioned and released. Given under my hand and Seal, this 8 day of SEPTI Motary Public for South Carolina—Wy commission expires Space Below This Line Reserved For Lender and Recorder) RECORDED SEP 8 1978 at 3:40 P.H.	22. RELEASE. Upon payment of all sums secured by this Mortgage, this Mortgage shall become nu shall release this Mortgage without charge to Borrower. Berrower shall pay all costs of recordation, if any 23. Waiver or Hosiestead. Borrower hereby waives all right of homestead exemption in the Prop In Witness Whereof, Borrower has executed this Mortgage. Signed, sealed and delivered in the presence of: Jim Chael July State of South Carolina Before me personally appeared within named Borrower sign, seal, and as THEIR act and deed, deliver the within write SHE Sworn before me this 8 day of SEPTEMBER 19 78. State of South Carolina—By commission expires 1/24/83 State of South Carolina—By commission expires 1/24/83 State of South Carolina—By commission deed of fear of any person whomsoever, renounce relinquish unto the within named GREER FEDERAL SAVINGS AND LOAN ASSOCIA and Assigns, all her interest and estate, and also all her right and claim of Dower, of, in or premises within mentioned and released. Given under my hand and Seal, this 8 day of SEPTEMBER (Space Below This Line Reserved For Lender and Recorder) RECORDED (SEP) 8 19/8 at 3:40 P. N. 78	22. Release this Mortgage without charge to Borrower. Borrower shall pay all costs of recordation, if all and void, and shall release this Mortgage without charge to Borrower. Borrower shall pay all costs of recordation, if all and void, and shall release this Mortgage without charge to Borrower bereby waives all right of homestead exemption in the Property. In Witness Whereof, Borrower hereby waives all right of homestead exemption in the Property. In Witness Whereof, Borrower hereby waives all right of homestead exemption in the Property. In Witness Whereof, Borrower hereby waives all right of homestead exemption in the Property. In Witness Whereof, Borrower hereby waives all right of homestead exemption in the Property. In Witness Whereof, Borrower hereby waives all right of homestead exemption in the Property. In Witness Whereof, Borrower hereby waives all right of homestead exemption in the Property. In Witness Whereof, Borrower hereby waives all right of homestead exemption in the Property. In Witness Whereof, Borrower hereby waives all right of homestead exemption in the Property. 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