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prior to entry of a judgment enforcing this Mortgage if: tai Borrower pays Lender all sums which the Borrower cures all breaches of any other covenants or agreements of Borrower contained in this Mortgage, to 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, Lender's interest in the Property and Borrower's obligation to pay the sums secured by this Mortgage shall continue unimpaired. Upon such payment and core 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

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.

22. Release. Upon payment of all sums secured by this Mortgage, this Mortgage shall become null and void, and Lender 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.

IN WITNESS WHEREOF, Borrower has executed this Mortgage.

•	Signed, scaled and delivered in the presence of:  Sandra See Nurseur State of South Carolina,  Greenville  State of South Carolina,  Sandra Lee Kirkus  and made out that She saw the							
	Before me personally appeared. Sandra Lee Kirkus and made oath that she saw the within named Borrower sign, seal, and as . their act and deed, deliver the within written Mortgage; and that she with Ray R. Williams, Jr. witnessed the execution thereof.  Sworn before me this . 18th day of June							
38 <b>1</b>	I. Ray R. Williams, Jr, a Notary Public, do hereby certify unto all whom it may concern that Mrs. Dianne P. Freeman							
181981	RECORI	DET JUN 1		is Line Reserved For 4:51 P.M.	•	r)	35133	
MALLINES & PENKY, ALLYS. JUN	STATE OF SOUTH CAROLINA, COUNTY OF GREENVILLE	Allen L. Freeman and Dianne P.Freeman	<i>To</i> South Carolina Federal Savings & Loan Association	MORTGAGE	Filed this 18th day of Jun. A. D. 19 81., at 4:51 o'clock P. M.,	and Recorded in Book 1544  Page 517 Fee, 8	Sreenville County, S. C. C. County, S. C. C. County, S. C.	\$52,200.00 Lot 131 Mapleton Dr., Fineforest