the Mortgagee [illegible] as follows:

[illegible]

(2) [illegible] the payment for a loss directly to the Mortgagee, to the extent of the balance owing on [illegible]

[illegible]

(4) That it will pay [illegible] assessments and other governmental or municipal charges, fines or other impositions against the mortgaged premises [illegible] comply with all governmental and municipal laws and regulations affecting the mortgaged premises.

(5) That it hereby [illegible] all rents, issues and profits of the mortgaged premises from and after any default hereunder and agrees that, should legal proceedings be instituted pursuant to this instrument, any judge having jurisdiction may, at Chambers or otherwise, appoint a receiver of the mortgaged premises with [illegible] to take possession of the mortgaged premises and collect the rents, issues and profits including a reasonable [illegible] in the event said premises are occupied by the mortgagor, and after deducting all charges and expenses attending such proceeding [illegible] of its trust as receiver, shall apply the residue of the rents, issues and profits toward the payment of the debt secured hereby.

(6) That if there is a breach of any of the terms, conditions, or covenants of this mortgage, or of the note secured hereby, then, at the option of the Mortgagee, all [illegible] 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 of 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 be [illegible] 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 hereunder.

(7) That the Mortgagee shall hold and enjoy the premises above conveyed until there shall be default under this mortgage or in the note secured hereby. It is understood and agreed that if the Mortgagor shall fully perform all the terms, conditions and covenants of the mortgage, and of the note secured hereby, then this mortgage shall be utterly null and void; otherwise to remain in full force and virtue.

(8) That 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS the Mortgagor's hand and seal this (19th) day of August 19 83.
SIGNED, sealed and delivered in the presence of:

Allen A. Hagins Jr. — Brenda M. Tomblin (SEAL)
Brenda M. Tomblin
Susan E. McCune — (SEAL)
(SEAL)
(SEAL)

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

PROBATE

Personally appeared the undersigned witness and made oath that (he) saw the within named mortgagor sign, seal and as its act and deed deliver the within written instrument and that (he) with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this (19th) day of August 1983.
Susan E. McCune (SEAL) — Allen A. Hagins Jr.
Notary Public for South Carolina
Commission Expires 1/19/92

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

RENUNCIATION OF DOWER
~~SEARCH~~ NOT NECESSARY

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named mortgagor(s) respectively, did this day appear before me, and each, upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person whomsoever, renounce, release and forever relinquish unto the mortgagee(s) and the mortgagee(s)' heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this
day of 19
(SEAL)
Notary Public for South Carolina

Recorded Aug 19, 1983 at 4:43 P.M.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Robert Y. Clay, Attorney

(6039)

BRENDA M. TOMBLIN

TO

EDWARD M. CONNELL
Address: [illegible]

Mortgage of Real Estate

I hereby certify that the within Mortgage has been this 19th day of August 83, at 4:43 P.M., recorded in Book 1622 of Mortgages, page 53.

Register of Mesne Conveyance Greenville County

LAW OFFICES OF

$ 5,772.05
Lot 93 & nt lot 94 Hunting Hollow
Rd. Foxcroft Sec. 1