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The Mortgagee shall be bound to pay the taxes on the premises secured by the Mortgage for the payment of taxes, and to pay the interest on the Mortgage debt, and to secure the Mortgage by insuring the premises against fire and theft, and to pay the cost of such insurance as the total indebtedness secured by the Mortgage shall bear interest at the same rate as the principal debt and to pay the cost of such insurance.

(2) That it will keep the premises in good repair and will cause the same to be repaired in time to time by the Mortgagee or by the contractor named in the Mortgage or by any other person or persons in such amounts as may be required by the Mortgagee and will cause the same to be repaired at the expense of the Mortgagee and it is hereby agreed that it will pay all premiums therefor when due and that it is hereby agreed that the Mortgagee shall have the right to cause the same to be repaired and it is hereby authorized each insurance company concerned to make payment for the same to the Mortgagee to the extent of the amount due on the Mortgage debt, whether due or not.

(3) That it will keep all improvements now existing on the premises in good repair and will cause the same to be repaired in time to time by the Mortgagee or by the contractor named in the Mortgage or by any other person or persons in such amounts as may be required by the Mortgagee and will cause the same to be repaired at the expense of the Mortgagee and it is hereby agreed that it will pay all premiums therefor when due and that it is hereby agreed that the Mortgagee shall have the right to cause the same to be repaired and it is hereby authorized each insurance company concerned to make payment for the same to the Mortgagee to the extent of the amount due on the Mortgage debt, whether due or not.

(4) That it will pay when due all taxes on the premises, and all other taxes, rates, charges, fines or other impositions against the mortgaged premises. That it will comply with all laws and ordinances relating to the mortgaged premises.

(5) That it hereby assigns to the Mortgagee all rights of the Mortgagee in and to the premises and all other rights and interests in the premises, and agrees that, should legal proceedings be instituted against the Mortgagee in respect of the mortgaged premises, the Mortgagee shall be bound to defend the same and to pay the costs thereof, including a reasonable rental to be fixed by the Court in the event of the Mortgagee's failure to do so, and all other costs and expenses attending such proceeding and the execution of any judgment or decree in such proceedings, and to pay the same out of the proceeds of the sale of the premises secured hereby.

(6) That it is hereby agreed that in the event of the Mortgagee's failure to pay the interest on the Mortgage debt, then, at the option of the Mortgagee, the Mortgagee may cause the same to be sold, and the proceeds of such sale to be applied to the payment of the Mortgage debt, and the Mortgage may be foreclosed. Should any legal proceedings be instituted against the Mortgagee in respect of the mortgaged premises, the Mortgagee shall be bound to defend the same and to pay the costs thereof, including a reasonable rental to be fixed by the Court in the event of the Mortgagee's failure to do so, and all other costs and expenses attending such proceeding and the execution of any judgment or decree in such proceedings, and to pay the same out of the proceeds of the sale of the premises secured hereby, and may be recovered and collected hereunder.

(7) That the Mortgagee shall be bound to pay the interest on the Mortgage debt, and to pay the cost of such insurance as the total indebtedness secured by the Mortgage shall bear interest at the same rate as the principal debt and to pay the cost of such insurance.

(8) That the Mortgagee shall be bound to pay the interest on the Mortgage debt, and to pay the cost of such insurance as the total indebtedness secured by the Mortgage shall bear interest at the same rate as the principal debt and to pay the cost of such insurance.

WITNESS the Mortgagee's hand and seal this 22nd day of AUGUST 19 83
SIGNED sealed and delivered in the presence of

[Signature] (SEAL)
[Signature] MICHAEL B. FREEMAN (SEAL)
[Signature] (SEAL)
[Signature] NANCY T. FREEMAN (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } PROBATE

Personally appeared the undersigned and made oath that she saw the within named mortgagee sign, seal and as in and to be set before the within written instrument and that she saw the other witness subscribed above witness the execution thereof.

SWORN to before me this 22 day of AUGUST 19 83
[Signature] (SEAL)
Notary Public for South Carolina

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } RESCINDATION OF DOWER

I the undersigned Notary Public do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named mortgagee (mortgagees) respectively, did this day appear before me, and each, upon being privately and separately examined by me, did declare that she (they) freely, voluntarily and without any compulsion, fraud or force of any person whatsoever, renounce, release and forever relinquish unto the mortgagee (mortgagees) and the mortgagee's heirs, successors and assigns, all her (his) interest and estate, and all her (his) 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 22 day of AUGUST 19 83
[Signature] (SEAL)
Notary Public for South Carolina

Recorded August 23, 1983 at 9:51 A.M. (52222)

CURTIS E. HINORE
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
MICHAEL B. FREEMAN AND
NANCY T. FREEMAN
TO
NOTARY PUBLIC, STATE OF SOUTH CAROLINA
Mortgage of Real Estate
I hereby certify that the within Mortgage has been this 22 day of AUGUST 19 83
9:51 A.M. recorded in Book 1622
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LAW OFFICES OF
\$7,500.00
FATIE KIDDER H.P.K.

RECORDED