prior to entry of a judgment enforcing this Mortgage if: (a) Borrower pays I ender all sums which would be then due under this Mortgage, the Note and notes securing Future Advances, if any, had no acceleration occurred; (b) Borrower 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, 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 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.

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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 promissory notes stating that said notes are secured hereby. At no time shall the principal amount of the indebtedness secured by this Mortgage, not including sums advanced in accordance herewith to protect the security of this Mortgage, exceed the original amount of the Note plus US\$....

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.

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SACK H	KH KI MITCH	iell,	elin		BARBARA L, SHEEK	Shelkise -Borro	l) ser
LINDA	D. FORE	Joses ESTER	te		••••••	(Sea	ıl) ner
STATE OF	South Car	OLINA,	GREENV	iŗŗĖ	County ss:		
within nam	ned Borrow	er sign, so hLin	eal, and as da .DFo.	her rrester	act and deed, deliver the within wi witnessed the execution thereof.	men Mongage, and t	he hat
Notary Publi	c for South Ca	rolina n ovni	res 3/26	/89	JACK H. MITCHELL,	111	
STATE OF SOUTH CAROLINA					County ss:		
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Notary Pub	lic for South C	arolina					
SOUTH CAROLINA	Sheek	t O	Federal Bank,	RE 7133.2 B	the R. M. C. 192. Sprenville County, S. C., at	25002	
	JACK H JACK H LINDA STATE OF Before within nar he Sworn before Notary Public My COI STATE OF I, Mrs appear be voluntarily relinquish her interest mentione Give	JACK H. MITCH LINDA D. FORE STATE OF SOUTH CAR Before me perso within named Borrow hewith Sworn before me this Notary Public for South Car My commissio STATE OF SOUTH CAR I, Mrs. appear before me, a voluntarily and with relinquish unto the relinquish unto the relinquish unto the relinquish under me Notary Public for South Car Notary Public for S	JACK H. MITCHELL, LINDA D. FORRESTER STATE OF SOUTH CAROLINA, Before me personally approximation named Borrower sign, so he with. Lin Sworn before me this. 8th. Notary Public for South Carolina My commission expistate of South Carolina, I,	JACK H. MITCHELL, III LINDA D. FORRESTER STATE OF SOUTH CAROLINA, GREENV. Before me personally appeared. Jack. within named Borrower sign, scal, and as. he. with Linda D. Fo. Sworn before me this. 8th day Linda D. Fo. Sworn before me this. 8th day Notary Public for South Carolina My commission expires 3/26 STATE OF SOUTH CAROLINA, I,	In the presence of: Auch Mitchell, III Auch Actual Actual Actual Linda Actual Before me personally appeared Jack H. Mit. Within named Borrower sign, seal, and as her he. with Linda D. Forrester Sworn before me this 8th day of Feb Auch Actual Actual Notary Public for South Carolina My commission expires 3/26/89 State of South Carolina Actual Actual Actual Actual	INDA D. FORRESTER STATE OF SOUTH CAROLINA. GREENVILLE	INDIA D. FORRESTER STATE OF SOUTH CAROLINA. GREENVILLE Sworn before me personally appeared. Jack H. Mitchell, III and made oath that he saw twithin named Borrower sign, seal, and as her act and deed, deliver the within written Mortgage; and the with. Linda. D. Forrester witnessed the execution thereof. Sworn before me this. 8th day of February, 19.84. Lotan Landa D. Forrester witnessed the carolina My commission expires 3/26/89 State of South Carolina My commission expires 3/26/89 State of South Carolina Motary Public, do hereby certify unto all whom it may concern the wife of the within named did this of appear before me, and upon being privately and separately examined by me, did declare that she does free voluntarily and without any compulsion, dread or fear of any person whomsever, renounce, release and fore relinquish unto the within named. Given under my Hand and Seal, this. (Seal) Notary Public for South Carolina (Space Below This Line Reserved for Lender and Recorder) RECORDET FEB 1 4 1984 at 12:37 P.M. 25002

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