

Upon failure of the mortgagor to pay any insurance premiums, taxes or other public assessment as they become due or payable, the mortgagee, at its option, may declare the full amount of this loan due and payable.

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said Premises unto the said South Carolina National Bank of Greenville, and its successors ~~Trustee under the Will of Leroy A. Werts~~

~~Heirs~~ and Assigns forever. And I do hereby bind myself, and my

Heirs, Executors and Administrators to warrant and forever defend all and singular the said

Premises unto the said South Carolina National Bank of Greenville, and its Trustee under the Will of Leroy A. Werts,

successors ~~Heirs~~ and Assigns, from and against me and my

Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.