

AND IT IS FURTHER AGREED, by and between the said parties, that should legal proceedings be instituted for the recovery of the principal or for any payment falling due hereon, or should the debt hereby secured be placed in the hands of an attorney at law for collection, by suit or otherwise, that all costs and expenses incurred by the mortgagee, in making for the said debt, or assigns, including a reasonable counsel fee (of not less than ten per cent. of the amount involved) shall thereupon become due and payable as a part of the debt secured hereby, and may be recovered and collected hereunder.

PROVIDED, ALWAYS, and it is the true intent and meaning of the parties to these Presents, that when the said mortgagor, heirs, executors or administrators shall pay, or cause to be paid unto the said mortgagee,

certain attorneys or assigns, the said debt, with the interest thereon, if any shall be due, and also all sums of money paid by the said mortgagee to the said attorneys or assigns, according to the conditions and agreements of the said note, and of this mortgage and shall perform all the obligations according to the true intent and meaning of the said note and mortgage, and the conditions thereunder written, then this Deed of Bargain and Sale shall cease, determine and be void, otherwise it shall remain in full force and virtue.

AND IT IS LASTLY AGREED, by and between the said parties, that the said mortgagor are to hold and enjoy the said premises until default of payment shall be made.

WITNESS OUR Hand and Seal, this 7th day of January in the year of our Lord

one thousand nine hundred and seventy-four and in the one hundred and ninety-eighth year of the Sovereignty and Independence of the United States of America.

Signed, sealed and delivered in the presence of

Margaret Bishop
Margaret Bishop

Colleen Smith
Colleen Smith

STATE OF SOUTH CAROLINA, Greenville County

BEFORE ME personally appeared E. J. Swift

and made oath that he saw the within named Jozell and Colleen Smith

sign, seal, and as their act and deed, deliver the within written Deed; and that he with

Margaret Bishop witnessed the execution thereof.

Done to witness on this 7th

day of January A. D. 1974
Lewis L. Bright
Lewis L. Bright (L. S.)
Notary Public for South Carolina
Greenville County

[Signature]

My witness, the Mrs. Colleen Smith
Jozell Smith

My witness, the Mrs. Colleen Smith
the wife of the within named

and she do hereby certify that the above facts, voluntarily and without any fraud, duress, or coercion, and forever relinquish unto the within named

Beneficial Loans of Greenville, Inc., their successors

and assigns all her interest and estate, and also all her right and claim of Dower, of, in or to all and singular the premises within

Described and defined
Done under my Hand and Seal, this 7th
day of January A. D. 1974
Lewis L. Bright
Lewis L. Bright (L. S.)
Notary Public for South Carolina
My commission expires 8-29-83

Colleen Smith

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