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or remedies which the mortgagee may have by virtue of the provisions hereof or by law, the mortgagee shall have the right at any time after any such default to enter upon and take possession of said premises, and as a mortgagee-in-possession to let the said premises, and receive all the rents, issues and profits thereof, which are overdue, due or to become due, and to apply the same, after payment of all necessary charges and expenses on account of the indebtedness hereby secured; and the said rents and profits are hereby assigned to the mortgagee as security for the payment of such indebtedness. The mortgager for himself and any subsequent owner of the said premises, hereby agrees to pay the mortgagee in advance a reasonable rent for the premises occupied by him, and in default of so doing hereby agrees that he may be dispossessed by the usual legal proceedings and further agrees that any tenant defaulting in the payment to the mortgagee of any rent may be likewise dispossessed. This covenant shall become effective and may be enforced either without or with any action brought to foreclose this mortgage and without applying at any time for a receiver of such rents or of the mortgaged premises.

11. All of the foregoing covenants shall bind the mortgagor, his heirs, executors and administrators, successors and assigns.

PROVIDED ALWAYS, NEVERTHELESS, and it is the true intent and meaning of the parties to these presents, that if I the said mortgager do and shall well and truly pay or cause to be paid to the said mortgagee, its successors or assigns, or the holder hereof, the said debt or sum of money aforesaid, with the interest thereon, if any shall be due, according to the true intent and meaning of said Note, and all sums of money provided to be paid by the mortgagor, his heirs, executors, administrators or assigns, under the covenants of this mortgage, then this deed of bargain and sale shall cease, determine, and be utterly null and void; otherwise it shall remain in full force and virtue.

WITNESS my hand and seal this 13th	day of December
in the year of our Lord one thousand nine hundred a	ndSeventy_Four and
	year of the Sovereignty and Independence of
Signed, Sealed and Delivered in the Presence of:	Demon Jone (L. S.)
Same South	
Trances R. Leilke	(L. S.)
	(L. S.)
STATE OF SOUTH CAROLINA	
County of GREENVILLE	
PERSONALLY appeared before meFrance	es R. Leitke
and made oath that he saw the within named	Dennon O. Jones
	act and deed, deliver the within written
	witnessed the
execution thereof. SWORN to before me this 13th	
Stroke to before the this	France, R. Leilke
day of <u>Vecember</u> A. D. 19,74	mances " Deckl
Janes John John John John John John John John	
Notary Public for South Carolina My Commission Expires 4/7/79	
my commission expires	-
STATE OF SOUTH CAROLINA	RENUNCIATION OF DOWER
County of GREENVILLE	REMOMENTION OF BOWER
<u> Paul J. Foster, Jr.</u>	Notary Public for South
Carolina do hereby certify unto all whom it may con	•
the wife of the within named <u>Dennon U. Jones</u> upon being privately and separately examined by m without any compulsion, dread or fear of any person of	did this day appear before me, and ne, did declare that she does freely, voluntarily, and or persons whomsoever, renounce, release and forever
•	NO SOUTHERN NATIONAL BANK OF SOUTH CARO-
1.1NA its successors and assign and claim of dower, of, in, or to all and singular the	ns, all her interest and estate and also all her right ne premises within mentioned and released.
ፙቘቑ፠ጜቑቔቔቔቔቔቔቔቔቔቔቔቔጜጜጜጜቔቔቔጜጜኯጜ ጜጜጜቜቜ ዹ ኯጜፚጟጟ	 XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX
	- Dirothy B. Soned XXXXXX

Given under my hand and seal this 13th d	₩¥X ₽₽₩₩₩₩₩₩₩₩₩₩₩₩₩₩₩₩₩₩₩

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Notary Public for South Carolina My Commission expires 4/1/79 C.VO 9001