

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 that 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 \$ none.

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 reconduction, 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.

Signed, sealed and delivered
in the presence of:

E. Randolph Stone
Carol L. Burger

William M. Edwards, Jr. (Seal)
William M. Edwards, Jr. — Borrower
Patsy B. Edwards (Seal)
Patsy B. Edwards — Borrower

15 Fernwood Drive
Taylors, S.C.
Property Address

E. RANDOLPH STONE
ATTORNEY AT LAW
GREENVILLE, S.C.

STATE OF SOUTH CAROLINA, Greenville County ss:
Before me personally appeared Carol L. Burger
and made oath that he saw the within named Borrower sign, seal, and as their act and deed,
deliver the within written Mortgage; and that he with E. Randolph Stone
witnessed the execution thereof.
Sworn before me this 18th day of August 1975.

E. Randolph Stone (Seal)
Notary Public for South Carolina
My Commission Expires: 1-4-81

Carol L. Burger
Carol L. Burger

STATE OF SOUTH CAROLINA, Greenville County ss:
I, E. Randolph Stone, a Notary Public, do hereby certify unto
all whom it may concern that Mrs. Patsy B. Edwards
the wife of the within named William M. Edwards, Jr.
did this day appear before me, and upon being privately and separately, examined by me, did declare
that she does freely, voluntarily and without any compulsion, dread or fear of any person who has
ever, renounce, release and forever relinquish unto the within named Security Federal Savings
Its 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 mentioned and released.

Given under my Hand and Seal, this 18th day of August 1975.
E. Randolph Stone (Seal)
Notary Public for South Carolina
My Commission Expires: 1-4-81

Patsy B. Edwards
Patsy B. Edwards

RECORDED 1875 at 4:39 pm 429

RECORDING FEE
PAID \$ 3.00

\$ 27,000.00
Lot 26 Fernwood Dr.
Raymond Forest Sec. II

Filed for record in the Office of
the R. M. C. for Greenville
County, S.C. on 11/28/75
P. M. Aug. 18 1975
and recorded in Real Estate
Abstract Book 13116
at Page 397
R.M.C. Inc. Co., S.C.

4328 RV-25