

7. **Prior Liens.** Deficient in the terms of any instrument secured by a lien to which this Mortgage is subordinate...

8. **Acceleration Remedies.** Upon the occurrence of any event of default hereunder... the Mortgagee shall have the right to accelerate the entire amount of the debt secured by this Mortgage...

9. **Appointment of Receiver.** Upon acceleration under paragraph 8 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 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.

In witness whereof the said Mortgagor have hereunto set their hands and seals on the date first written above.

Signed, Sealed and Delivered
In the Presence of
Kelly M. Hart
Ronald C. Alexander

Bonnie M. Toothman
Robert R. Toothman

State of South Carolina
Greenville County

PROBATE

Personally appeared before me the undersigned witness and made oath that he saw the within named Bonnie M Toothman & Robert R. Toothman sign seal and deliver the within Mortgage and that he with the other witness named above witnessed the execution thereof.

Went to before me this 15 day
of August 1983
Kelly M. Hart
Notary Public for South Carolina
My commission expires 9-19-90

Ronald C. Alexander
(Witness)

State of South Carolina
Greenville County

REINSTATEMENT OF DOWER

I, the undersigned Notary Public, do hereby certify that the undersigned wife of the Mortgagor 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 or persons whatsoever, renounce, release and forever relinquish unto the Lender its successors and assigns, all her interest and estate and also her right and claim of dower in or to all and singular the Property.

Went to before me this 15 day
of August 1983
Kelly M. Hart
Notary Public for South Carolina
My commission expires 9-19-90

Bonnie M. Toothman
(Wife of Mortgagor)

Recorded Aug 12, 1993 at 4:31 P/M

5571

SALES TAXATION OF MORTGAGE
The undersigned being the owner and holder of the within Mortgage do know and declare that the debt which was secured thereby has been paid in full and the lien of the Mortgage is satisfied and cancelled.

GREENVILLE
Keynote Service Corporation
COUNTY, SC

Date: _____
Address: _____

\$ 0.202.05
Lot 145 South Forest ESTS

Filed this 18th day of August 1983
at 4:31 o'clock P/M
and recorded Vol 1621 Page 788
Fee \$

FRANCAMERICA CORPORATION
P. O. Box 6020
Greenville, SC 29606

Bonnie Toothman
Robert R. Toothman
112 W. Belvedere Rd.
Greenville, SC

County of Greenville
MORTGAGE
AUG 10 1993
State of South Carolina
KISS

B 8 2 0

RECORDED