

And the said mortgagor agree to insure the house and buildings on said lot in a sum not less than amount sufficient to protect this portion of Dollars in a company or companies satisfactory to the mortgagee and keep the same insured from loss or damage by fire, and assign the policy of insurance to the said mortgagee and that in the event that the mortgagee shall at any time fail to do so, then the said mortgagee shall cause the same to be insured in the name and reimburse the mortgagee for the premium and expense of such insurance under this mortgage, with interest.

And if at any time any part of said debt or interest thereon be past due and unpaid hereby assign the rents and profits of the above described premises to said mortgagee or his heirs, Executors, Administrators or Assigns and agree that any Judge of the Circuit Court of said State may at chambers or otherwise, appoint a receiver, with authority to take possession of said premises and collect said rents and profits, applying the net proceeds thereafter (after paying costs of collection) upon said debt, interest, costs of expense, without liability to account for anything more than the rents and profits actually collected.

PROVIDED ALWAYS nevertheless, and it is the true intent and meaning of the parties to these Presents that if the said mortgagor do and shall well and truly pay or cause to be paid unto the said mortgagee the debt or sum of money aforesaid, with interest thereon, if any be due, according to the true intent and meaning of the said note, then this deed of bargain and sale shall cease, determine, and be utterly null and void; otherwise to remain in full force and virtue.

AND IT IS AGREED by and between the said parties that said mortgagor to hold and enjoy the said Premises until default of payment shall be made

WITNESS my hand and seal this 26th day of February in the year of our Lord one thousand, nine hundred and fifty two and in the one hundred and seventy sixth year of the Independence of the United States of America

Signed, sealed and delivered in the presence of John P. Strother Calvin E. Nichols J. L. Corley (L.S.) (L.S.) (L.S.) (L.S.)

THE STATE OF SOUTH CAROLINA Mortgage of Real Estate Greenville County

PERSONALLY appeared before me Calvin E. Nichols and made oath that he saw the within named J. L. Corley his legal and as his son and did deliver the within written deed and that he with John P. Strother witnessed the execution thereof. SWORN TO before me this 26th day of February A. D. 1952 John P. Strother Calvin E. Nichols Notary Public for South Carolina

THE STATE OF SOUTH CAROLINA Renunciation of Dower Greenville County

I, J. E. Singleton, Notary Public for S. C., do hereby certify unto all whom it may concern that Mrs. Iva B. Corley the wife of the within named J. L. Corley 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 whomsoever renounce, release and forever relinquish unto the within named C. A. Edwards, his heirs 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 26th day of February A. D. 1952 J. E. Singleton (L.S.) Iva B. Corley (L.S.) Notary Public for South Carolina Recorded February 4th, 1952 at 10:00 A. M. #2766