

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

And if at any time any part of said debt or interest thereon, be past due and unpaid I hereby assign the rents and profits of the above described premises to said mortgagee, or 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 thereof (after paying costs of collection) upon said debt, interest, costs and expenses without liability to account for anything more than the rents and the profits actually collected.

WITNESS my hand and seal this 31st day of July in the year of our Lord one thousand nine hundred and sixty-four.

Signed, Sealed and Delivered in the presence of

*Florence A. Johnson*  
*Edward Ryan Hamer*

*James T. Beane, Jr.* (L.S.)  
\_\_\_\_\_  
(L.S.)

State of South Carolina }  
County of Greenville.

PROBATE

PERSONALLY APPEARED BEFORE ME Florence A. Johnson  
and made oath that she saw the within named James T. Beane, Jr.  
sign, seal and as his act and deed deliver the within written deed and that she with  
Edward Ryan Hamer witnessed the execution thereof.

Sworn to before me, this 31st

day of July, A. D. 1964

*Edward Ryan Hamer*  
Notary Public, S. C.

*Florence A. Johnson*

State of South Carolina }  
County of Greenville.

RENUNCIATION OF DOWER

I, Edward Ryan Hamer a Notary Public for South Carolina,  
do hereby certify unto all whom it may concern, that Mrs. Margaret S. Beane

James T. Beane, Jr. the wife of the within named  
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 Elaine D. Childers

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 31st

day of July, A. D. 19 64

*Edward Ryan Hamer*  
Notary Public, S. C.

*Margaret S. Beane*

Recorded July 31, 1964 at 4:16 P. M. #3594