BOOK 1296 PAGE 746	
The Merigager further covenants and agrees as fellows:  (1) That this mortgage shall secure the Merigagee for such further sums as may be advanced hereafter, at the option of the Merigagee, for the payment of taxes, insurance premiums, public assessments, repairs or other purposes pursuant to the covenants herein. This mortgage shall also secure the Merigagee for any further loans, advances, readvances or credits that may be made hereafter to the Marigages by the Merigagee so long as the total indebtedness thus secured does not exceed the original amount shown on the face hereof. All sums so advanced shall bear interest at the same rate as the mortgage debt and shall be payable on demand of the Merigagee unloss otherwise provided in writing.	1
(2) That it will keep the improvements now existing or hereafter erected on the mortgaged property insured as may be required from time to time by the Mortgagec against loss by fire and any other hazards specified by Mortgagec, in an amount not less than the mortgage debt, or in such amounts as may be required by the Mortgagec, and in companies acceptable to it, and that all such polities and renewals thereof shall be held by the Mortgagec, and have attached thereto loss payable clauses in fevor of, and in form acceptable to the Mortgagec, and that it will pay all premiums therefor when due; and that it does hereby assign to the Mortgagec the proceeds of any policy insuring the mortgaged premises and does hereby authorize each insurance company concerned to make payment for a less directly to the Mortgagec, to the extent of the balance owing on the Mortgage debt, whether due or not.	·
(3) That it will keep all imprevements now existing or hereafter erected in good repair, and, in the case of a construction lean, that it will continue construction until completion without interruption, and should it fail to do so, the Mortgagee may, at its option, that it will continue construction until completion without interruption, and should it fail to do so, the Mortgagee may, at its option, and enter upon said premises, make whatever repairs are necessary, including the completion of any construction work underway, and charge the expenses for such repairs or the completion of such construction to the mortgage debt.	
(4) That it will pay, when due, all taxes, public assessments, and other governmental or municipal charges, fines or other impositions against the mortgaged premises. That it will comply with all governmental and municipal laws and regulations affecting the mortgaged premises.	-
(5) That it hereby essigns all rents, issues and profits of the mortgaged premises from and after any default hereunder, and agrees that, should legal precedings be instituted pursuant to this instrument, any judge having jurisdiction may, at Chambers or other that, should legal precedings be instituted pursuant to this instrument, any judge having jurisdiction may, at Chambers or other wise, appoint a receiver of the mortgaged premises, with full authority to take possession of the mortgaged premises and collect the wise, appoint a receiver of the mortgaged premises are occupied by the mortgager and after deducting all charges and expenses attending such preceding and the execution of its trust as receiver, shall apply the residue of the rents, issues and profits toward the payment of the debt secured hereby.	:
(6) That if there is a default in any of the terms, conditions, or covenants of this mortgage, or of the note secured hereby, then, at the option of the Mortgagee, all sums then owing by the Moragagor to the Mortgagee shall become immediately due and payable, and this mortgage may be foreclosed. Should any legal proceedings be instituted for the foreclosure of this mortgage, or should the Mortgagee become a party of any suit involving this Mortgage or the title to the premises described herein, or should the debt secured hereby or any part thereof be placed in the hands of any attorney at law for collection by suit or otherwise, all costs and expenses incurred by the Mortgagee, and a reasonable attorney's fee, shall thereupon become due and payable immediately or on demand, at the option of the Mortgagee, as a part of the debt secured hereby, and may be recovered and collected hereunder.	The Control of the Co
(7) That the Mortgagor shall hold and enjoy the premises above conveyed until there is a default under this mortgage or in the note socured hereby. It is the true meaning of this instrument that if the Mortgagor shall fully perform all the terms, conditions, and covenants of the mortgage, and of the note secured hereby, that then this mortgage shall be utterly null and void; etherwise to remain in full	i presidente
(8) That the covenants herein centained shall bind, and the benefits and advantages shall inure to, the respective heirs, executors, administrators, successors and assigns, of the parties hereto. Whenever used, the singular shall included the plural, the plural the singular,	e april
and the use of any gender shall be applicable to all genders.  WITNESS the Mertpager's hand and seel this 3rd day of December 19 73.  SIGNED, sealed and delivered in the presence of:	Property of the property of th
Studing C. Fatines W. David Johnson (SEAL)	enter (A
Barbara S. Coleh Barbara S. Johnson (SEAL)	di alii Amarina
Barbara L. Johnson (SEAL)	Accompany of the control of the cont
STATE OF SOUTH CAROLINA PROBATE	-Pitteaphizman
COUNTY OF GREENVILLE   Personally appeared the undersigned witness and made oath that (s)he saw the within named r. ort-	Polyment Property Company
gegor sign, seel and as its act and deed deliver the within written instrument and that (s)he, with the other witness subscribed above witnessed the execution thereof.  SWORN to before me this 3rd day of December 19 73.  Bankana & Colch	engleichen der Ausschlage
Netery Public for South Corolina.  No Commission Expires: 10-20-19	or of the state of
STATE OF SOUTH CAROLINA RENUNCIATION OF DOWER	chapt canyl
COUNTY OF GREENVILLE    I, the undersigned Notary Public, do hereby certify unto all whom it may consern, that the undersigned wife (wives) of the above named mortgagor(s) respectively, did this day appear before me, and each, upon being privately and sepsigned wife (wives) of the above named mortgagor(s) respectively, did this day appear before me, and each, upon being privately and sepsigned without any compulsion, dread or fear of any person whomselves.	
ever, renounce, release and forever relinquish unto the mortgagee(s) and the mortgagee's(s') heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.	STATE OF A
GIVEN under my hand and seel this  3rd day of December 1973.  Barbara S. Jahnson	1 2 2 3
Hotery Public for South Carolina. 10-2019 RECORDED DEC 4-73 14579	কি কা
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YOUNTS, REESE ATTORNEYS.  STATE OF SOUTH C.  COUNTY OF GREE  W. David John Barbara L. J Barbara L. J Hereby certify that the wit day of December at 2:56 P. M. rece Mortgages, page 7:45  Mortgages, page 7:45  Applicator of Manne Conveys 27,000.00 Lot 466, D.ell	DING
OF SOUTH CA Y OF GREE ATTORNEYS A OF SOUTH CA Y OF GREE Contain John Contin the with December of Merre Conveyor 466, D. A. 1000 466, D. A. 1000 466, D. A. 1000	o H
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UTH CAROLINA GREENVILLE Johnson and L. Johnson and L. Johnson and A. Johnson and Bege of Real Estate age of Real Estate bent age of Real Estate bent age of Real Estate age of Real Esta	0EC 4
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ATTE OF SOUTH CAROLINA  OUNTY OF GREENVILLE  W. David Johnson and Barbara I. Johnson and Iris T. Johnson and Iris T. Johnson and Iris T. Johnson and Iris T. Johnson  Mortgage of Real Estate  Mortgage of Real Estate  April December 1296 of Real Estate  April December 1296 of Real Estate  1973  27,000.00  Lot 466, Del Norte Ests, Sec V.	2579 X 10.80 DEC 4 1973