- (3) That it will keep all improvements now existing or hereafter erected in good repair, and, in the case of a construction loan, that it will continue construction until completion without interruptions, and should it fail to do so, the Mortgagee may, at its option, 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 is 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 assigns all rents, issues and profits of the mortgaged premises from and after any default hereunder, and agrees that should legal proceedings be instituted pursuant to this instrument, any judge having jurisdiction may, at Chambers or otherwise, appoint a receive of the mortgaged premises, with full authority to take possession of the mortgaged premises and collect the rents, issues and profits, including reasonable rental to be fixed by the Court in the event said premises are occupied by the mortgagor and after deducting all charges and expense 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 Mortgager 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 hand 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.
- (7) That the Mortgagor shall hold and enjoy the premises above conveyed until there is a default under this mortgage or in the note secured 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; otherwise to remain in full force and virtue.

(8) That the covenants herein contained shall bind, an administrators, successors and assigns, of the parties herein and the use of any gender shall be applicable to all gender			
WITNESS the Mortgagor's hand and seal this 28th SIGNED, sealed and delivered in the presence of:	day of May	19 82	$\mathcal{A}$
Anthun I Howson!	Jake	SIAWGON MULLU	(SEAL)
A C	JOHN WILLIA	MSON KITTREDGE	(SEAL)
The farmer			(SEAL)
			(SEAL)
STATE OF SOUTH CAROLINA (	PROBA'	rr	
COUNTY OF GREENVILLE	110011		
Personally appeared mortgager sign, seal and as its act and deed deliver the wi witnessed the execution thereof.	undersigned witness and written instrument and that	made oath that (s)he saw the t (s)he, with the other witness s	within named abscribed above
SWORN before my this 28) day of May	19 82 .		
Day Man	Λ <del>. 10</del> ~	. S. Horson	
Notan Public for South Ferolina	Hilling	1 3 1185-200n	· · · · ·
My Commission Empires: 7/30/90			
STATE OF SOUTH CAROLINA	RENUNCIATION (	OF DOWER	
COUNTY OF GREENVILLE			
i, the underst undersigned wife (wives) of the above named mortgagor(s) separately examined by me, did declare that she does for whomsoever, renounce, release and forever relinquish unto	pectively, did this day appear y, voluntarily, and without	any compulsion, dread or fear	ng privately and r of any person
interest and estate, and all her right and claim of dower of	and to all and singular the	premies within mentioned and	d released.
GIVEN under my hand and seal this 28ther of May, 1982.	Sile -	Murl Villred	el
		1	
Notary Public for South Carolina.  My Commission Expres: 7/30/90		011 11517 04051	
My Commission Expres: 7/30/90	CONTINUED	ON NEXT PAGE)	<i>(</i> <b>2)</b>
	1		Fost Office Greenville,
I hereby certify that the within day of	<b>X</b>		Wille,
of W. p.	E. Floyd Lynn Hay  Rolly  Augus  Mortogge		
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ortan Rru S 1016's	Z	COUNTY OF GREEN John Williamson TO	SUS
that the within Mortgage has been the M. recorded in Book  M. recorded in Book  Merton, Drawdy, Hagine,  Ward & Blakely, P.A.  307 Pettigru Street  P.O. Box 10167 F.S.  Greenville, South Carolina 29603	DuPree, Jr nes DuPree 209 276	on a	Ç
28 - Sept     1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 -			RO
I hereby certify that the within Mortgage has been this day of	DuPree, Jr. and nes DuPree  9309  9309  Of Real Estate	COUNTY OF GREENVILLE fohn Williamson Kittredge	State of South Carolina STATE OF SOUTH CAROLINA
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