

TOGETHER with, all and singular, the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD, all and singular, the said Premises unto the said Mortgagee, and his Heirs and Assigns forever. And

do hereby bind myself & my Heirs, Executors and Administrators to warrant and forever defend, all and singular, the said premises unto the said

Mortgagee, and his Heirs and Assigns, from and against myself & my Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming, or to claim, the same, or any part thereof.

And the said mortgagor agree S to insure the house and buildings on said lot in a sum not less than _____ 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 may cause the same to be insured in his name, and reimburse himself 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, or 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 thereof (after paying costs of collection) upon said debt, interest, cost or expenses; without liability to account for any thing 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 or the said mortgagor, do and shall well and truly pay, or cause to be paid, unto the said mortgagee, the said 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 the said mortgagor is to hold and enjoy the said Premises until default of payment shall be made.

WITNESS my hand and seal, this 16th day of January and in the one hundred and 44th year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of Sara Flynn } John Austin (L. S.)
Ellie Southern } (L. S.)
(L. S.)
(L. S.)

THE STATE OF SOUTH CAROLINA, Greenville County }

Personally appeared before me Sara Flynn Notary Public for South Carolina

and made oath that S he saw the within named John Austin

sign, seal, and as his act and deed, deliver the within written Deed, and that S he, with Allie Southern witnessed the execution thereof.

SWORN to before me this 16th day of January A. D. 1920
James R. Bates (SEAL.)
Notary Public for South Carolina.

STATE OF SOUTH CAROLINA, }
County of Greenville }
Personally appeared before me Sara Flynn Notary Public for South Carolina
who is duly qualified and sworn to, and who has seen the within named John Austin and Allie Southern and has heard their oaths and has satisfied and cancelled of record.
MORTGAGE OF REAL ESTATE.
Notary Public for S. C.
day of Jan 1920
Filed for record.

THE STATE OF SOUTH CAROLINA, Greenville County }

RENUNCIATION OF DOWER.

I, James R. Bates not. pub. for S.C. do hereby certify unto all whom it may concern, that Mrs. Charlotte Austin wife of the within named John Austin 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 B. D. Goldsmith, 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 16th day of January A. D. 1920
James R. Bates (L. S.)
Notary Public for South Carolina.

Charlotte Austin

Recorded for Jan. 16 1920