

TOGETHER with, all and singular, the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging, or in anywise incident or
 HAVE AND TO HOLD, all and singular, the said Premises unto the said J. E. Spears, his Heirs and Assigns forever. And I
 bind myself and my Heirs, Executors and Administrators
 and forever defend, all and singular, the said premises unto the said J. E. Spears, his
 Heirs and Assigns, from and against me and my
 Executors, Administrators and Assigns, and every person whomsoever lawfully claiming, or to claim, the same, or any part thereof.
 the said mortgagor agree 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
 and assign the policy of insurance to the said mortgagee, and that in the event that the mortgagor shall at any time fail to do so, then the said
 may cause the same to be insured in name, and reimburse
 premium and expense of such insurance under this mortgage, with interest.

If at any time any part of said debt, or interest thereon be past due and unpaid hereby assign the rents and profits
 on the above described premises to said mortgagee, or Heirs, Executors, Administrators or Assigns, and agree that any Judge of the
 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
 apply the net proceeds thereof (after paying costs of collection) upon said debt, interest, costs or expenses; without liability to account for anything
 but 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
 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 there-
 on, when the same shall 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, and otherwise to remain in full force and virtue.

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

WITNESS my Hand and Seal, this 14th day of December
 in the year of our Lord one thousand nine hundred and twenty-one and in the one hundred and
forty seventh year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of
G. H. Kinney
W. D. Ballentine
J. H. Cunningham (L. S.)
 (L. S.)
 (L. S.)
 (L. S.)

THE STATE OF SOUTH CAROLINA, MORTGAGE OF REAL ESTATE.
Greenville County.

Personally appeared before me G. H. Kinney
 and made oath that she saw the within named J. H. Cunningham

sign, seal, and as his act and deed, deliver the within written Deed; and that he, with
W. D. Ballentine witnessed the execution thereof.

SWORN before me, this 14th
 day of December A. D. 1921
W. D. Ballentine (SEAL)
 Notary Public for South Carolina. G. H. Kinney

THE STATE OF SOUTH CAROLINA, RENUNCIATION OF DOWER.
Greenville County.

I, W. D. Ballentine
 do hereby certify unto all whom it may concern, that Mrs. Beulah S. Cunningham
 wife of the within named J. H. Cunningham 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 J. E. Spears and 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 hand and seal, this 14th
 day of Dec. A. D. 1921
W. D. Ballentine (L. S.)
 Notary Public for South Carolina. Beulah S. Cunningham
 Recorded for 14th Dec. 1921