

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 Troyon Federal Savings and Loan Association, its successors and assigns forever. And I do hereby bind myself and my heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the said Troyon Federal Savings and Loan Association, its successors and assigns from and against me and 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 agrees to insure the house and buildings on said lot in the sum of not less than Fifteen Hundred Dollars, and keep the same insured from loss or damage by fire and assign the policy of insurance to the said Troyon Federal Savings and Loan Assn and that in the event the mortgagor shall at any time fail to do so, then the said Troyon Federal Savings and Loan Association may cause the same to be insured in its name, and reimburse itself for the premium and expense of such insurance under this mortgage.

And the said mortgagor agrees to pay the said debt or sum of money with interest thereon, according to the true intent and meaning of the said Note, together with all cost and expenses which the said mortgagor shall incur or be put to, including a reasonable attorney's fee, chargeable to the above described mortgaged premises, for collecting the same by demand of attorney or by legal proceedings.

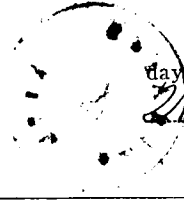
PROVIDED ALWAYS, NEVERTHELESS, And it is the true intent and meaning of the parties to these Presents, that if I the said C. H. Dixon do and shall well and truly pay, or cause to be paid unto the said Troyon Federal Savings and Loan Association the said debt or sum of money aforesaid, with interest thereon, if any 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; otherwise to remain in full force and virtue.

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

WITNESS my Hand and Seal, this 27th day of April in the year of our Lord one thousand nine hundred and Forty and in the one hundred and 164th year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of Gladys M. Gunter } C. H. Dixon (L. S.)  
Frances Harford } (L. S.)  
(L. S.)

STATE OF SOUTH CAROLINA, } MORTGAGE OF REAL ESTATE  
Greenville County. of Spartanburg  
PERSONALLY appeared before me, Gladys M. Gunter and made oath that she saw the within named C. H. Dixon sign, seal, and as his act and deed, deliver the within written Deed; and that she with Frances Harford witnessed the execution thereof.



SWORN to before, this 27th day of April A. D. 1940  
Willie May Hendrix (SEAL) } Gladys M. Gunter  
Notary Public for S. C.

STATE OF SOUTH CAROLINA, } RENUNCIATION OF DOWER  
Greenville County. of Spartanburg  
I, Willie May Hendrix do hereby certify unto all whom it may concern that Mrs. Janice Lau Dixon the wife of the within named C. H. Dixon 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 Troyon Federal Savings + Loan Assn. 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 27th day of April A. D. 1940  
Willie May Hendrix (L. S.) } Janice Lau Dixon  
Notary Public for S. C.