

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 J. M. Wells, Attorney, his
successors 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 J. M. Wells, Attorney, his
successors Heirs 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... 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
by fire, and assign the policy of insurance to said mortgagee..., and that in the event that the mortgagor... shall at any time fail to do so, then the said mortga-
gee... may cause the same to be insured in... name and reimburse...

for the premium and expenses 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 I said mortgagor 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 the said debt, interest, costs or expenses; without liability to account for anything 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 Q
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 13th day of July
in the year of our Lord one thousand nine hundred and twenty-eight and in the one hundred and
5th year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of
Mary Seyle } Red Benson (L. S.)
J. P. Rutledge } (L. S.)
(L. S.)
(L. S.)

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

Personally appeared before me J. P. Rutledge
and made oath that he saw the within named Red Benson

sign, seal, and as his act and deed, deliver the within written Deed; and that Mary Seyle
witnessed the execution thereof.

SWORN to before me, this 13th
day of July A. D. 1928
Mary Seyle (SEAL)
Notary Public for South Carolina. } J. P. Rutledge

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

I, Mary Seyle
do hereby certify unto all whom it may concern, that Mrs. Anna Benson
wife of the within named Red Benson 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. M. Wells, Attorney, his
successors
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 13th
day of July A. D. 1928
Mary Seyle (SEAL) } Anna Benson
Notary Public for South Carolina.

Recorded July 14th, 1928, at 9:55 o'clock A M.