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mortgagor or the person or persons claiming through or under the mortgagor, for attorney's commissions and also in addition thereto, there shall be paid a reasonable counsel fee, all of which shall stand secured by this mortgage and may be recovered in any suit or action hereupon or hereunder.

And it is further covenanted and agreed that upon default in the payment of any of the indebtedness secured hereby, or any part thereof, or any part of the interest thereon, or upon any failure of the mortgagor to keep and perform all of the covenants and conditions hereof, that then the mortgagee or its successors or assigns may enter and possess said premises, and shall have, demand, collect, receive and receipt for the rents, income and profit of the same and apply the net residue thereof, after deducting all expenses to the payment of said debts; and the entire rents; income and profits accruing from or issuing out of said mortgaged premises, and until the indebtedness secured hereby shall be fully paid, are hereby assigned, transferred and delivered unto the mortgagee and its successors and assigns, to be applied to said indebtedness after first deducting the expenses of the collection thereof, all of which shall be without any liability whatsoever on the part of the mortgagee or its successors or assigns, for laches or neglect in collecting the said rents, income and profits.

And it is also covenanted and agreed that upon default in the payment of any of the installments of principal or any part of the interest thereon; or upon default in the payment of any of the sums of money secured hereby, or any part thereof; or on failure of the mortgagor to keep and perform any of the covenants or conditions hereon, that then and in any such event, the whole amount of the indebtedness hereby secured, at that time unpaid, shall, at the option of the lawful owner and holder of said notes and of this security be and become due and collectible at once, anything hereinbefore or in said notes contained to the contrary notwithstanding; such option to be exercised without notice.

And it is covenanted and agreed that no failure of the mortgagee or its successors or assigns to exercise any option to declare the maturity of the debt hereby secured under the foregoing conditions shall be taken or deemed as a waiver of right to exercise such option or declare such forfeiture; either as to any past or present default on the part of the mortgagor nor shall any default as to the procurement of the insurance or payment of the taxes by the mortgagee as hereinabove provided, be taken or deemed as a waiver of the right to declare the maturity of the indebtedness hereby secured, by reason, of the failure of the mortgagor to procure such insurance or pay such taxes.

All appraisements and homestead laws are hereby expressly waived.

Witness my hand and seal this 17th day of April, in the year of our Lord, one thousand nine hundred and thirty. and in the fifty fourth year of the Sovereignty and Independence of the United States of America.

Signed, sealed and delivered in the presence of:

G. Dewey Oxner
W. A. Neves.

H. J. Gilreath (L.S.)
Holten J. Gilreath (L.S.)

The State of South Carolina
County of Greenville

Mortgage of Real Estate.

Personally appeared before me W. A. Neves, and made oath that he saw the within named Holten J. Gilreath, sign, seal and as his act and deed deliver the within written deed, and that he W. A. Neves, with G. Dewey Oxner in the presence of each other witness the execution thereof.

Sworn to before me, this 17th day of April A. D. 1930.

G. Dewey Oxner. (SEAL)
Notary Public for South Carolina.

W. A. Neves.

My commission expires at pleasure of the Governor.

The State of South Carolina.
County of Greenville

Renunciation of Dower.

I, G. Dewey Oxner, Notary Public for S. C. do hereby certify unto all whom it may concern, that Mrs. Maggie B. Gilreath, the wife of the within named Holten J. Gilreath, 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 Security Life and Trust Company of Winston Salem, N. C. its successors and assigns, all her interest and estate, and also 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 17th day of April, Anno Domini 1930.

(L.S.) G. Dewey Oxner (SEAL).
Notary Public for South Carolina.

Maggie B. Gilreath (L.S.)

My commission expires at pleasure of the Governor.

Recorded this the 28th day of April 1930 at 9:30 A. M.