

without liability to account for anything more than the rents and profits actually collected.

Fifth, That the said L. E. Black until the said debt hereby secured be paid in full, shall and will pay all taxes and assessments, liens and other charges upon the property hereby mortgaged when due and payable, and in case the said L. E. Black shall fail to do so, the said Alfred Moore, as Administrator, may pay the same, together with all costs or penalties incurred thereon, or any part thereof, and reimburse himself for the same under this mortgage, or may proceed to foreclose as though default in payment has been made.

Sixth, That the said L. E. Black, his agents and tenants shall keep the aforesaid premises in as good order and condition as they now are and not commit waste or any injury to such an extent as to impair the value of the same as a security for this loan.

Provided, always nevertheless, and it is the true intent and meaning of the parties to these Presents, that if L. the said L. E. Black do and ^{shall} well and truly pay, or cause to be paid, unto the said Alfred Moore, as Administrator, or his order, or agents, the said debt or sum of money aforesaid, with interest, costs and fees thereon, if any shall be due according to the true intent and meaning of the said note, or any renewal thereof, or any renewal of any part thereof, interpreted under the covenants contained herein, then this deed or 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 hereto that the said L. E. Black shall hold and enjoy the said premises until default of payment or a breach of a covenant herein shall be made.

Witness my hand and seal this 15th day of May in the year of our Lord One Thousand Nine Hundred and 31 and in the One Hundred and fifty-fifth year of the Independence of the United States of America.

Signed, Sealed and Delivered
in the presence of
Lewis F. Robinson
Jno. A. Robinson

L. E. Black (Seal)

State of South Carolina)
Spartanburg County)

Personally appeared before me Lewis F. Robinson and made oath that he saw the within named L. E. Black sign, seal and as his act and deed deliver the within written deed, and that he, with Jno. A. Robinson witnessed the execution thereof.

Sworn to before me this 18th
day of May, A. D. 1931.

Lewis F. Robinson.

Jno. A. Robinson (Seal)
Notary Public, S. C.

(Over)