annertaining.	d appurtenances to the said premises belonging or in any wise incident or
TO HAVE AND TO HOLD all and singular the said premises unto second binds himself, his heirs, executors, administrators, and assigns, to warrant and for successors and assigns, from and against first party, his heirs, executors, administrators.	nd party, his successors and assigns in fee simple forever. First party hereby rever defend all and singular the said premises unto the second party, his ators, and assigns, and all other persons whomsoever lawfully claiming or to
more an army to be noid unto assend neutro his suggestions or assigns the said debt	meaning of the parties to these presents that if first party shall well and truly or sum of money, with interest thereon as aforesaid, and shall perform all the control of the party shall the control of the party shall the
terns, conditions, and covenants according to the true intent of said note and the supervisions of the state of the aforesaid Act of Congress and all amendments thereof party or his successors, acting pursuant to the aforesaid Act of Congress, or any act nutl and void; otherwise it shall remain in full force and effect.	mortgage and any other instrument securing said note, and comply with all the and with the rules and regulations issued and that may be issued by second confidents thereto, then this mortgage shill cease, determine, and be utterly
FOR THE CONSIDERATION aforesaid, it is covenanted and agreed by 1. First party is lawfully seized of said property in fee simple and has a perfect right to	convey same; there are no encumbrances or liens wintsoever on said property except CONTINUE:
this mortgage. 2. First party will use the proceeds of	the loan secured hereby from the purposes specifie
by second party at the time the loan was	approved.
3 %. First party will insure and keep insured as may be required by second party from time loss or damage by fire, windstorm, hail, frost, and /or freeze, and all buildings now on said property.	to time all groves and orchards now on said property or that may hereafter be thereon against and all buildings which may hereafter be erected thereon, against loss or damage by fire or wind-
time of the loss. First party will deliver to second party the policy or policies of insurance with all premiurs for such insurance. If any grove or ordered shall be destroyed or damaged by fire, win at the option of second party on such part of the indebtedness secured by this instrument as second by destroyed or damaged by fire or windstorm, the amount received in settlement of the loss may	nortgagee clause attached there is satisfactory to second party, and will promptly pay when due astorm, hall, frost, and /cr freeke, the amount freested in satisfactor of the loss may be applied a party may in his sole discretion determine. If any beliating of said property so insured shall be applied at the option of second party either on such part of the indistudness secured by this
3 %. First party will insure and keep insured as may be required by second party from time loss or damage by fire, windstorm, hail, frost, and/or freeze, and all fuildings now on said property, storm, in such form, such amounts, and in such company or companies, as shall be satisfactory to time of the loss. First party will deliver to second party the policy or policies of rissurance with all premitants for such insurance. If any grove or ordand shall be destroyed or damaged by fire, win at the ontion of second party on such part of the indebtedness secured by this instrument as second by destroyed or damaged by fire or windstorm, the amount received in settlement of the loss may instrument as second party may in his/sole discretion determine or to the reconstruction or repair of 1.3. First party will pay all taxes, assessments, and other governmental charges, and all judge to become a lien thereon, and all seconds (toth principal and interest) constitution, or second party payable, and before they become delinquent, and will, on demand, furnish receipts to second party	the buildings ship destroyed or diamazed, nearly 1997 to prainst the property herein described, or that may be forced or assisted intent or against the property herein described, or that may be a few or the property herein described rates to this martinger, when due and showing payment of the same.
4. All fixtures and improvements of every kind whatsoever now on said property or herea and covenants contained in said note and this mortigage, and shall also be subject to the provisions issued and that may be issued by the Land Bank Commissioner or his successors, acting pursuant 5. 3. First party will keep all buildings, fences, fixtures, and other improvements, of every condition, will not permit any houses on said property to become vacant or unoccupied, will rebuild.	thereto.
be destroyed or damaged by fire or windstorm or otherwise, will maintain and work the above descrier the destruction or removal from said property of any buildings, fences, fixtures, or improvements of any wood, trees, or timber on said property, for sawmill, turpentine, or other uses or purposes, exce consent of second party, or like accept design subsciency in writing, and will not cause or permit any	bed premises in a good and husbandlike manner, will not commit or permit waste on said process, of any kind whatsoever, and will not cut, use, or remove, or permit the cutting, use, or removal of firewood for use or said promises and other ordinary farm purposes, without the written
or improvements thereon. 6. First party will expend the whole of the loan secured hereby for the purposes set forth that, when the loan secured hereby is closed, there will be no cutstanding and unsatisfied lien for encoure above or with the written consent of second party or his exent duly authorized in writing. 6. \$\pi\$ If first party shall fail to procure and maintain insurance on said property as herein shall fail to pay any taxes, liens, assessments, or judgments, as amounts that principal and is same shall become due and payable, as herein agreed, or if first party shall fail to keep the building the property and the property as the property and the property are such payers.	in the application therefor. It is represented and declared as a condition hereof by first party lumbrance of any nature against the property herein described, except as described in covernation.
lians assessments indements or amount which should under the terms of this instrument be not	d by first party, and may make or cause to be made any repairs necessary to place or keep
buildings and improvements on said land in good order and condition, and any sums so paid or adva- cumbrances, or repairs shall be added to the principal dely hereby secured, and shall become part the at the rate of the land of the property of the condition of the said	need by second party for insurance promiums, taxes, hens, hasasandan, hagments, each correct, reof, and the repayment thereof, with simple interest from the date of payment by second party, danner that to the same extent as the original debt hereby secured; and second party shall be
7. 2. First party represents and declares as a condition hereof and as a part of the considerandministrators, and executors all rights that now exist or that may hereafter exist under the law fore or after the foreclosure sale thereof, and agrees to pay the full amount of the indebtedness see by the foreclosure sale of the property herein described, without requiring an appraisal of the pro-	s of the State of South Carolina to require an appraisal of the property herein described, or uproblement the full amount of the deficiency in the navment thereof that may be established
lefense or set-off because of the alleged true value of said land, or for any other reason. 8. If first party shall fail to pay any installment of principal or interest, at or before the same is due and payable, or shall fail to pay any taxes, liens, assessments, judgments or shall fail to pay any taxes, liens, assessments, judgments or amounts asses, which may be or become a lien against the property, before or when the same shall become	(both principal and interest) commitments or recurred by a lieu or market party when and as the course principal and interest) commitming, or recurred by a lieu or market party when this mere-
kept in good order and condition, or if injury or waste is committed or permitted to or on the said	property or the haildings, fences, fixinges, or improvements thereon, or it any natures or into
print that the right immediately, at his option, to exercise any right, power, and privilege, authorized by law. 9. ### In the event of any default by first party under the terms of this instrument, the enting all sums paid or advanced by second party for taxes, liens, assessments. Judgments, or amount	e debt secured by this instrument, including principal remaining unpaid and interest thereon,
and all sums paid of lavanced by second party for taxes, tens, assessments, budgments, or all mortiques, or for insurance premiums or repairs, or otherwise, shall at the option of second party at forthwith to foreclose this mortgage. The purphaser at the foreclosure such shall not be responsibly ion, stipulation, or covenant of this instrument, or any violation thereof, shall not be construed time. Where, by the terms and conditions of the said nets or of this instrument or of any other	once become due and payable without actice, and second party shall have the right to proceed to for the payable without notice, and second party shall have the right to proceed as a waiver of any similar or other act or acts, or omission or omissions, at any subsequent
formance of any obligation or agreement, the time stated enters into the consideration and is of the 10, 14. As further security for the payment of the note herein described and for the perform careby transfers, assigns, and sets over to second party, his successors and maxima all of the crop and therefore and all of the rents, issues, and profits of the said prorigated premises unpaid and	essence of the entire contract. ance of all the terms, conditions, and cevenants of said note and of this mortgage, first party s sown or growing upon the said mortgaged premises at the time of any default hereunder uncollected at the time of any such default, and therafter and upon filing sait for foreclosure,
or at any time thereafter, second party shall be entitled to have a receiver appointed to take charge said rents, issues, and profits arising therefrom and hereby assigned, and hold the same subject to \$1\text{1. Hz}\$. In the event said debt, or any part thereof, is established by or in any action for forecle lebt or so much thereof as shall be unpaid, a reasonable sum for the attorney of second party for orincipal, interest, and all advances made or liens paid by second party under the terms hereof then	the order and direction of the court. sure of this mortgage, second party may also recover of first party, in addition to the said professional services rendered in such action, not to exceed ten per censum of the amount of
12.14. First party shall hold and enjoy the said premises until default in payment of any of the his mortgage shall be made; however, any agent or representative of second party may enter upon by second party.	installments as provided in said note or a breach of any of the covenants of conditions of said premises at any time for the purpose of inspecting same or for any other purpose desired allowed by law and may be pursued concurrently. All obligations of first party herein and here-
under shall extend to and be binding upon the heirs, executors, administrators, successors, and assigned to second party shall extend to and may be exercised and enjoyed by the successors and assigned assigns. Wherever the context so admits or requires, the singular number where used throughout the shall include the feminine. In case of error or omission in this mortgage or the note which it stays party.	s of second party and by any agent, attorney, or representative of second party, his successors to this instrument shall include the plural, and plural shall include the singular, and the mascu-
WITNESShand_ and scal,	this the 27th day of September
in the year of our Lord nineteen hundred andtairty_three	and in the one hundred andfifty eighth
Signed, Scaled and Delivered in the Presence of: Margaret Martin,	Mrs. Ollie Manerva Littlefield (Seal)
-B:-b:-Bramlett (not eligible)	(Seal)
W. F. Gresham,	
County of Greenville	
the within named Mrs. Ollie Manerva Littlefield	and made oath that he saw
sign, seal, and as act and decd deliver the within mortgage; witnessed the execution thereof.	and that he, with W. F. Gresham,
Sworn to and subscribed before me this the	5 7 \
W. F. Gresham, Notary Public for South Carolina. DxxbxxBramkettxxMehanxxxRkhlicxfoxxxettxxxen	WIELER WELL OTH.
STATE OF SOUTH CAROLINA,	