And & At door at Land Line	Successors
singular the said Premises unto the said FIDELITY 1	Successors itself, its/ ELECTION, OF GREENVILLE, S. C., its successors and assignment and forever defend
and against it and Heiss Exempts administ	TEXAMS, and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part
	the house and buildings on said lot in a sum not less than Three Thousand and no
	(\$3,000.00) Dollars fire insurance and not 1
insurance, in a company or companies acceptable to	Thousand and no//100 (\$ 3,000;00) Dollars the mortgagee, and to keep same insured from loss or damage by fire or windstorm, and do hereby ass
policy or policies of insurance to the said mortgagee,	, its successors and assigns; and in the event \mathbf{x} its successors and assigns; and in the event \mathbf{x} its successors and assigns; and in the event \mathbf{x}
pay the premiums thereon, then the said mortgagee, for the premiums and expense of such insurance und	its successors and assigns, may cause the buildings to be insured in xy <u>its</u> name, and reimburder this mortgage, with interest.
And x it does x is hereby agree to pay all year, and to exhibit the tax receipts at the offices of	taxes and other public assessments against this property on or before the first day of January of each the FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C., immediate
the mortgagee may, at its option, pay same and charge	ave been paid in full, and should 15 fail to pay said taxes and other governmental asses the amounts so paid to the mortgage debt, and collect same under this mortgage with interest. ration for the loan herein secured, that the mortgagor shall keep the premises herein described
	ortgagee, its successors, or assigns may enter upon said premises, make whatever repairs are necessary
charge the expenses for such repairs to the mortgage	ge debt and collect same under this mortgage, with interest.
C., its successors and assigns, all the rents and profit long as the payments herein set out are not more the pest due and unpaid, said mortgagee may (provide property herein described, and collect said rents and procedure for anything more than the rents and profits	transfer unto the said FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVI its accruing from the premises hereinabove described, retaining, however, the right to collect said than thirty days in arrears, but if at any time any part of said debt, interest, fire insurance premiums or taked the premises herein described are occupied by a tenant or tenants), without further proceeding, take profits and apply same to the payment of taxes, fire insurance, interest, and principal, without liable actually collected, less the costs of collection; and should said premises be occupied by the mortgagor—use and unpaid, then X 1t doesdowners agree that said mortgagee, its successors and assign
apply to any Judge of the Circuit Court of said State,	e, at Chambers or otherwise, for the appointment of a Receiver, with authority to take charge of the me same and apply the net proceeds thereof, after paying costs of collection upon said debt, interest, take ag more than the rents and profits actually collected.
PROVIDED, ALWAYS, nevertheless, and on the	successors ais EXPRESS CONDITION, that if k it the said mortgagor , next its/ next
representatives, shall on or before the first day of each SAVINGS AND LOAN ASSOCIATION, OF GREEN	and every month, from and after the date of these presents, pay or cause to be paid to the FIDELITY FINITE. S. C., its successors or assigns the monthly installments, as set out herein, until said debt and a
est and amounts due thereon, shall have been paid in	full, then this deed of trust and bargain shall become null and void; otherwise to remain in full force and
due and payable, together with costs and a reasonabl	nake default in the payment of said monthly installments, or shall make default in any of the corty days, then, and in such event, the Association may, at its option, declare the whole amount hereunder le attorney's fees, and shall have the right to foreclose this mortgage. ts corporate seal to be hereunto affixed and these presents
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