ALL WHOM THESE PRESENTS MAY CONC		,)		ا الديني ال		
I, Sara	Inez Weathers, of	Greenville C	ounty, State	of South	Carolina	***************************************
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nafter spoken of as the Mortgagor send gree	I, the said Sara	That was Than				
WHEREAS	T, the said bara	THE WORLDS				
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indebted to	. Douglas Wilson	(e: 7)	, a co	rporation or	and existing under	
of South Carolina, hereinafter spoken of as the	Mortgagee, in the sum of	FOR THOUSAN	D, THREE HUNDI		* NO/10	<u>U</u>
•		·IV ,	CANCELLED	MA	6	Dollars
4,350.00 ), lawful money	of the United States which shall be	egal tender in payment of	ili depresand ques, epaque and	Material the t	ime de payment, secure	ed to be paid by
	my v	ALTE TO	O POR OF THE PROPERTY OF THE P	7W27-	[#8°7°)	
in bond or obligation, bearing even date herewith	h, conditioned for payment at the pri	incipal office of the s	OR GREE GUELL	Ms Wilso	to ⊗ Co.	
e City of Greenville, S. C., or at such other place	e either within or without the State of	f South Carolina, a the ow	TOR CAN THE PROPERTY OF THE PR	n time to time de	esignate,	***************************************
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FOUR T	HOUSAND, THREE HUN	MAY 7 TONT	& NO/100 and thereaft	biek ve	Dollars (\$ 4.5	
interest thereon from the date hereof at the rat		per annum, sald interest	nd principal sum to be paid i	n installments as	follows: Beginning o	
first day of	June		1941, and on the 11			th thereafter the
•	ied on the interest and principal of sa					day
	, 19 58					
of July		19 58 the aforesaid month	hly payments of \$ 31	•54	each are to be applied	first to interest
e rate of <b>five</b> per centum ch monthly payment shall be applied on account e said principal sum shall become due after de	per annum on the principal sum of \$- of principal. Said principal and int fault in the payment of interest, tax	1.350.00 terest to be paid at the par kes, assessments, water rate	or so much thereof as shoof exchange and net to the cor insurance, as hereinafter	all from time to bligee, it being t provided.	time remain unpaid hereby expressly agree	and the balance
the rate of <b>five</b> per centum and monthly payment shall be applied on account the said principal sum shall become due after de	per annum on the principal sum of \$ of principal. Said principal and interest, tay	4.350.00 terest to be paid at the par kes, assessments, water rate	or so much thereof as she of exchange and net to the cor insurance, as hereinafter	all from time to bligee, it being t provided.	time remain unpaid hereby expressly agree	and the balance
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TOGETHER with the appurtenances and all the estate and rights of the said Mortgagor in and to said premises.

AND IT IS COVENANTED AND AGREED by and between the parties hereto that all gas and electric fixtures, radiators, heaters, engines and machinery, boilers, ranges, elevators and motors, bath-tubs, sinks, water-closets, basins, pipes, faucets and other plumbing and heating fixtures, mirrors, mantels, refrigerating plant and ice-boxes, cooking apparatus and appurtenances, and such other goods and chattels and personal property as are ever furnished by a landlord in letting or operating an unfurnished building, similar to the one herein described and referred to, which are or shall be attached to said building by nails, screws, bolts, pipe connections, masonry, or in any other manner, are and shall be deemed to be fixtures and an accessor to the freehold and a part of the realty as between the parties hereio, their heirs, executors, administrators, successors and assigns, and all persons claiming by, through or under them, and shall be deemed to be a portion of the security for the indebtedness herein mentioned and to be covered by this mortgage.

TO HAVE AND TO HOLD the said premises and every part thereof with the appurtenances unto the said Mortgagee, its successors, legal representatives and assigns forever.

PROVIDED ALWAYS, that if the said Mortgagor , here, executors, administrators, successors or assigns, shall pay unto the said Mortgagee, its successors or assigns, the said sum of money mentioned in the condition of the said bond or obligation, and the interest thereon, at the time and in the manner therein specified, then these presents and the estate hereby granted shall cease, determine and be void.

AND the said Mortgagee, its successors, legal representatives or assigns, shall also be at liberty, immediately after any such default, upon a complaint filed or any other proper legal proceeding being commenced for the foreclosure of this mortgage, to apply for, and the said Mortgagee shall be entitled as a matter of right, without consideration of the value of the mortgaged premises security for the amounts due the Mortgagee, or of the solvency of any person or persons bonded for the payment of such amounts, to the appointment by any competent Court or Tribunal, without notice to any party, of a Receiver of the rents, issues and profits of the said premises with power to lease the said premises, or such part thereof as may not then be under lease, and with such other powers as may be deemed necessary, who, after deducting all proper charges and expenses attending the execution of the said trust as Receiver, shall apply the residue of the said rents and profits to the payment and satisfaction of the amount remaining secured hereby, or to any deficiency which may exist after applying the proceeds of the said premises to the payment of the amount due, including interest and the costs and a reasonable attorney's fee for the foreclosure and sale; and said rents and profits are hereby, in the event of any default or default or enter upon and take possession of the said mortgaged premises and to let the said premises and receive the rents, issues and profits thereof, and apply the same, after payment of all necessary charges and expenses, on account of the amount hereby secured.

AND it is covenanted and agreed by and between the parties to these presents that the whole of said principal sum shall become due at the option of the said Mortgagee, its successors, legal representatives or assigns, after default in the payment of interest for thirty days or after default in the payment of any tax, assessment or water rate for sixty days after the same shall have become due and payable, or after default in the payment of any installment hereinbefore mentioned or immediately upon the actual or threatened demolition or removal of any building erected on said premises.

AND it is further covenanted and agreed that the whole of said principal sum and the interest shall become due, at the option of the said Mortgagee, upon failure of any owner of the above

described premises to comply with the requirements of any Department of the City of Greenville
within thirty days after notice of such requirement shall have been given to the then owner of said premises by the said Mortgagee, or if the said premises are not maintained in as good a state of
repair as they were at the date of this mortgage, reasonable depreciation alone excepted, and within sixty days after notice by the Mortgagee to the owner to repair said premises, the owner shall fail
to put the said premises in as good a state of repair as they were at the date of this mortgage, reasonable depreciation alone excepted. The Mortgagee shall be the sole judge as to what constitutes
such state of repair or reasonable depreciation.

AND it is further covenanted and agreed by the said parties that if default be made in the payment of the indebtedness as herein provided or of any part thereof, the Mortgagee shall have power to sell the premises herein described according to law; said premises may be sold in one parcel, any provision of law to the contrary notwithstanding.