

And the said mortgagor agree to insure the house and buildings on said lot in a sum not less than Fifteen Hundred Fifty (\$1550.00) in a company or companies satisfactory to the mortgagee and keep the same insured from loss or damage by fire, and assign the policy of insurance to the said mortgagee and that in the event that the mortgagor shall at any time fail to do so then the said mortgagee may cause the same to be insured in the name and reimburse the mortgagor for the premium and expense of such insurance under this mortgage, with interest.

And if at any time any part of said debt, or interest thereon, be past due and unpaid, the mortgagor hereby assign the rents and profits of the above described premises to said mortgagee or his Heirs, Executors, Administrators or Assigns, and agree that any Judge of the Circuit Court of said State may at chambers or otherwise, appoint a receiver, with authority to take possession of said premises and collect said rents and profits, applying the net proceeds thereafter (after paying costs of collection) upon said debt, interest, costs of expenses, without liability to account for anything more than the rents and profits actually collected.

PROVIDED ALWAYS, nevertheless, and it is the true intent and meaning of the parties to these Presents that if I the said mortgagor, do and shall well and truly pay or cause to be paid unto the said mortgagee the debt or sum of money aforesaid, with interest thereon, if any be due, according to the true intent and meaning of the said note, then this deed of 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 that said mortgagor is to hold and enjoy the said Premises until default of payment shall be made.

WITNESS my hand and seal this 28th day of January in the year of our Lord one thousand, nine hundred and fifty two and in the one hundred and seventy sixth year of the Independence of the United States of America.

Signed, sealed and delivered in the presence of  
S. W. Hiott, Jr.  
D. L. Bramlett, Jr.  
Lewis Thackston (I. S.)  
(I. S.)  
(I. S.)  
(I. S.)

THE STATE OF SOUTH CAROLINA  
GREENVILLE County  
Mortgage of Real Estate

PERSONALLY appeared before me S. W. Hiott, Jr. and made oath that he saw the within named Lewis Thackston sign, seal and as his act and deed deliver the within written deed, and that D. L. Bramlett, Jr. witnessed the execution thereof.

SWORN TO before me this 28th day of January A. D. 19 52  
D. L. Bramlett, Jr. (I. S.)  
Notary Public for South Carolina  
S. W. Hiott, Jr.

THE STATE OF SOUTH CAROLINA  
GREENVILLE County  
Renunciation of Dower.

I, D. L. Bramlett, Jr., A Notary Public do hereby certify unto all whom it may concern that Mrs. Kathleen Thackston the wife of the within named Lewis Thackston 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 Farmers Bank of Simpsonville, its successors and

Heirs and Assigns, all her interest and estate, and also all her right and claim of Dower in or to all and singular the Premises within mentioned and released.  
Given under my hand and seal, this 28th day of January A. D. 19 52  
D. L. Bramlett, Jr. (I. S.)  
Notary Public for South Carolina  
Kathleen Thackston  
Recorded February 4th 1952 at 10:51 A. M. #2818