

And the said mortgagor agrees to insure the house and buildings on said lot in a sum not less than One Hundred Fifty Thousand (\$150,000.00) - - - - - Dollars in a company or companies satisfactory to the mortgagee, and keep the same insured from loss or damage by fire and such other contingencies as the mortgagee may require, 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 its

name and reimburse itself 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, it hereby assign the rents and profits of the above described premises to said mortgagee, or its Successors 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, apply the net proceeds thereafter (after paying costs of collection) upon said debt, interest, costs or 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 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.

IN WITNESS WHEREOF, Five Twenty Realty Corporation has caused this instrument to be executed by its duly authorized officers on

this 1st day of July in the year of our Lord one thousand, nine hundred and Fifty-three and in the one hundred and Seventy-eighth year of the Independence of the United States of America.

Signed, sealed and delivered in the presence of Mrs. Mercer Lowrey Eugene Bryant

FIVE TWENTY REALTY CORPORATION (L. S.) By Arthur Magill, Pres. (L. S.) And A. O. Danneberger, Secretary (L. S.)

State of South Carolina,

County of GREENVILLE

PERSONALLY appeared before me Mrs. Mercer Lowrey and made oath that she saw Arthur Magill as President and A. O. Danneberger as Secretary of Five Twenty Realty Corporation

a corporation chartered under the laws of the State of South Carolina sign, seal with its corporate seal and as the act and deed said corporation deliver the within written deed, and that she, with Eugene Bryant witnessed the execution thereof.

SWORN TO before me this 11th day of August A. D. 1953 Eugene Bryant (L. S.) Notary Public for South Carolina.

Mrs. Mercer Lowrey

Recorded August 12th, 1953, at 4:40 P.M. #17970