until said debt, and all interest 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 virtue.

And it is further agreed by and between the said parties hereto, that the said mortgagor s, are to hold and enjoy the said premises until default of payment shall be made. But if we shall make default in the payment of said monthly installments, or shall make default in any of the covenants and provisions hereinabove set out for a space of thirty days, then, and in such event, the Association, may, at its option, declare the whole amount hereunder at once due and payable, together with costs and a reasonable attorney's fee, and shall have the right to foreclose its mortgage.

IN WITNESS WHEREOF we have hereunto set our hand s and seal s, this the 18th day of March, in the year of our Lord One Thousand, Nine Hundred and Sixty, and in the One Hundred and ..... year of the Independence of the United States of America.

Signed, sealed and delivered in the presence of:

Mary B. Leister — Clinton Foster (SEAL)
Clinton Foster

Virginia Hunter — Ruth Ann Smith Foster (SEAL)
Ruth Ann Smith Foster

(SEAL)

STATE OF SOUTH CAROLINA
COUNTY OF SPARTANBURG

PROBATE

PERSONALLY appeared before me Mary B. Leister and made oath that she saw the within named Clinton Foster and Ruth Ann Smith Foster sign, seal and as their act and deed deliver the within written deed, and that she, with Virginia Hunter witnessed the execution thereof.

SWORN to before me this the 18th day of March, 1961 A. D. 195##

Virginia L. Hunter (SEAL)
Notary Public for South Carolina

Mary B. Leister

STATE OF SOUTH CAROLINA
COUNTY OF SPARTANBURG

RENUNCIATION OF DOWER

I, Virginia L. Hunter a Notary Public for South Carolina, do hereby certify unto all whom it may concern that Mrs. Ruth Ann Smith Foster the wife of the within named Clinton Foster 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 WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, its successors and assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the Premises within mentioned and released.

GIVEN under my hand and seal, this 18th day of March, 1961 A. D. 195##

Virginia L. Hunter (SEAL)
Notary Public for South Carolina

Ruth Ann Smith Foster
Ruth Ann Smith Foster

Recorded March 29th, 1961, at 2:44 P.M. #23937