The Mortgagor further covenants and agrees as follows:

- (1) That this mortgage shall secure the Mortgages for such further sums as may be advanced hereafter, at the option of the Mortgages for the payment of taxes, insurance premiums, public assessments, repetus or other purposes pursuant to the neverent's herein. This mortgage shall also secure the Mortgages for any further loans, advances, readvances or credits that may be made homester to the Mortgages by the Mortgages so secure the Mortgages for any further loans, advances, readvances or credits that may be made homester to the Mortgages by the Mortgages so long as the total indebteciness thus secured does not exceed the original amount shows on the face hereof. All sums so advanced shall bear interest at the same rate as the mortgage debt and shall be payable on demand of the Mortgages unless otherwise provided in writing.
- (2) That it will keep the improvements now existing or beseafter exceed on the mortgaged property inserted as may be required from time by the Mortgagee against loss by fire and any other hazards specified by Mortgagee, in an amount not less than the mortgage debt, or in such amounts as may be required by the Mortgagee, and in companies acceptable to it, and that all such policies and renewal thereof shall be held by the Mortgagee, and have attached thereto loss payable clauses in favor of, and in ferm acceptable to the Mortgagee, and that it does have by assign to the Mortgagee the proceeds of any policy insuring the mortgaged premises and does hereby authorize each insurance company concerned to make payment for a loss directly to the Mortgagee, to the extent of the balance owing on the Mortgage debt, whether due or not.
- (3) That it will keep all improvements now existing or hereafter erected in good repair, and, in the case of a construction loan, that it will continue construction until completion without interruption, and should it fail to do so, the Mortgagee may, at its option, enter upon said premises, make whatever repairs are necessary, including the completion of any construction work underway, and charge the expenses for such repairs or the completion of such construction to the mortgage debt.
- (4) That it will pay, when due, all taxes, public assessments, and other governmental or municipal charges, fines or other imposition the mortgaged premises. That it will comply with all governmental and municipal laws and regulations affecting the mortgaged premises.
- (5) That it hereby assigns all rents, issues and profits of the mortgaged premises from and after any default hereunder, and agrees that, should legal proceedings be instituted pursuant to this instrument, any judge having jurisdiction may, at Chambers or otherwise, appoint a receiver of the mortgaged premises, with full authority to take possession of the mortgaged premises and collect the rents, issues and profits, including a reasonable rental to be fixed by the Court in the event said premises are occupied by the mortgaged and after deducting all charges and expenses attending such preceding and the execution of its trust as receiver, shall apply the residue of the rents, issues and profits toward the payment of the debt secured hereby.

hereby. It is the true meaning of this mortgage shall be utterly null and void; otherwise to remain in full force and virtue. (8) That the covenants herein contained shall bind, and the benefits and advantages shall inure to, the respective heirs, executors, administrators, successors and assigns, of the parties hereto. Whenever used, the singular shall included the plural, the plural the singular, and the use of any trators, successors and assigns, of the parties hereto. Whenever used, the singular shall included the plural, the plural the singular, and the use of any gender shall be applicable to all genders.	(6) That if there is a default in any of the terms, conditions, or covenants of this mortgage, or of the hote secured the mortgage may be of the Mortgagee, all sums then owing by the Mortgage to the Mortgagee shall become immediately due and payable, and this mortgage may be of the Mortgagee, all sums then owing by the Mortgagee to the Mortgagee, or should the Mortgagee become a party of any suit inforeclosed. Should any legal proceedings be instituted for the foreclosure of this mortgage, or should the Mortgagee become a party of any suit inforeclosed. Should any legal proceedings be instituted for the foreclosure of this mortgage, or should the Mortgagee become a party of any suit inforeclosed. Should any legal proceedings be instituted for the foreclosure of this mortgage, and a reasonable attorney's fee, shall of any attorney at law for collection by suit or otherwise, all costs and expenses incurred by the Mortgagee, and a reasonable attorney's fee, shall of any attorney at law for collection by suit or otherwise, all costs and expenses incurred by the Mortgagee, and a reasonable attorney's fee, shall there is a default under this mortgage or in the note secured
(SEAL) STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE SWENNESS and as sits act and deed deliver the within written instrument and that (s) he, with the other witness subscribed above witnessed the execution thereof. SWORN Of GREENVILLE STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named mortgagors) respectively, did this day appear before me, and each, upon being privately and separately examined by me cliquidia hundred the pivrale base with mentioned and released. COUNTY OF GREENVILLE I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named mortgagors) respectively, did this day appear before me, and each, upon being privately and separately examined by me concern, that the undersigned wife (wives) of the above named mortgagors) respectively, did this day appear before me, and each, upon being privately and separately examined by me concern, that the undersigned wife (wives) of the above named mortgagors) respectively, did this day appear before me, and each, upon being privately and separately examined by me concern, that the undersigned wife (wives) of the above named mortgagors) respectively, did this day appear before me, and each, upon being privately and separately examined by me concern, that the undersigned wife (wives) of the above named mortgagors) respectively, did this day appear before me, and each, upon being respectively and the nortgagors of any person of any person of a	(7) That the Mortgagor shall hold and enjoy the premises above conveyed until there is a default under this mortgage or in the note secured to That the Mortgagor shall hold and enjoy the premises above conveyed until there is a default under this mortgage or in the note secured hereby. It is the true meaning of this instrument that if the Mortgagor shall fully perform all the terms, conditions, and covenants of the mortgage, hereby. It is the true meaning of this instrument that if the Mortgagor shall be utterly null and void; otherwise to remain in full force and virtue.
STATE OF SOUTH CAROLINA COUNTY OF GRE ENVILLE Seal and as its act and deed deliver the within written instrument and that (s)he, with the other witness subscribed above witnessed the execution thereof. SWORN whefere me this 1st day of May 19 64. STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE Limb A. Perry (SEAL) SEAL) FEGSATE FERSONALLY appeared the undersigned witness and made oath that (s)he saw the within named mortgager sign, seal and as its act and deed deliver the within written instrument and that (s)he, with the other witness subscribed above witnessed the execution thereof. SWORN wheefore me this 1st day of May 19 64. STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE [I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife within the does fronty agree sources, release and forever did declare that also does fronty agree soles, voluntarily, and without any compulsion, dread or fear of any upon whomsoever, renounce, release and forever relinquish unto the mortgage's of heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released. GIVEN under my hand and seal this LST ALL P. M. #51022	(8) That the covenants herein contained shall bind, and the benefits and advantages shall included the plural, the plural the singular, and the use of any trators, successors and assigns, of the parties hereto. Whenever used, the singular shall included the plural, the plural the singular, and the use of any gender shall be applicable to all genders.
STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE Personally appeared the undersigned witness and made oath that (s)he saw the within named mortgagor sign, seal and as its act and deed deliver the within written instrument and that (s)he, with the other witness subscribed above witnessed the execution thereof. SWORN Abefore me this lat day of May 19 64. STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE [, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named mortgagor(s) respectively, did this day appear before me, and each, upon being privately and separately examined by me, with the other witness subscribed above mortgagod wife (wives) of the above named mortgagor(s) respectively, did this day appear before me, and each, upon being privately and separately examined by me, did declare that she does feely, voluntarily, and without any compulsion, dread or feer of any person whomsoever, renounce, release and forever relinquish unto the mortgage s(s) heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released. GIVEN under my kand and seal this 1st Pearlie Mae M, Perry (SEAL)	WITNESS the Mortgagor's hand and seal this
STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE Personally appeared the undersigned witness and made outh that (s)he saw the within named mortgagor sign, seal and as its act and deed deliver the within written instrument and that (s)he, with the other witness subscribed above witnessed the execution thereof. SWORN observe me this lst day of May 19 64. STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named mortgagor(s) respectively, did this day appear before me, and each, upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, deared or fear of any person whomsoever, renounce, release and forever relinquish unto the mortgages(s) her mortgages(s) here or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released. CIVEN under my band and seal this 18t Pearlie Mae M. Perry	
STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE Personally appeared the undersigned witness and made oath that (s)he saw the within named mortgagor sign, seal and as its act and deed deliver the within written instrument and that (s)he, with the other witness subscribed above witnessed the execution thereof. SWORN obefore me this 1st day of May 19 64. STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named mortgagor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the mortgagoe(s) and the mortgages(s) here or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released. GIVEN under my tand and seal this 1st Pearlie Mae M. Perry	Milia Mac M. Perry (SEAL)
STATE OF SOUTH CAROLINA COUNTY OF GRE ENVILLE Personally appeared the undersigned witness and made oath that (s)he saw the within named mortgagor sign, seal and as its act and deed deliver the within written instrument and that (s)he, with the other witness subscribed above witnessed the erecution thereof. SWORN to before me this 1st day of May 19 64. Notary Public for South Carolina. STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named mortgagor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the mortgage(s) and the mortgage(s) for here or or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released. GIVEN under my hand and seal this 1st Pearlie Mae M. Perry	(SEAL)
COUNTY OF GREENVILLE Personally appeared the undersigned witness and made oath that (s)he saw the within named mortgagor sign, seal and as its act and deed deliver the within written instrument and that (s)he, with the other witness subscribed above witnessed the execution thereof. SWORN observe me this 1st day of May 19 64. STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named mortgagor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person whomsoever, renounce, release and forever relinquish unto the mortgagee(s) and the mortgagee(s) heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released. GIVEN under my hand and seal this 1st Appear 12 Part 12 Part 13 1022	(SEAL)
COUNTY OF GREENVILLE Personally appeared the undersigned witness and made oath that (s)he saw the within named mortgagor sign, seal and as its act and deed deliver the within written instrument and that (s)he, with the other witness subscribed above witnessed the execution thereof. SWORN observe me this 1st day of May 19 64. STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named mortgagor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person whomsoever, renounce, release and forever relinquish unto the mortgagee(s) and the mortgagee(s) heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released. GIVEN under my hand and seal this 1st Appear 12 Part 12 Part 13 1022	
Personally appeared the undersigned wifness and made out that (s) he, with the other witness subscribed above witnessed the execution thereof. SWORN of before me this 1st day of May 19 64. STATE OF SOUTH CAROLINA STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named mortgagor(s) respectively, did this day appear before me, and each, upon being privately and separately examined by me, (wives) of the above named mortgagor(s) respectively, did this day appear before me, and each, upon being privately and separately examined by me, (wives) of the above named mortgagor(s) and the mortgage of so heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released. GIVEN under my hand and seal this 1st Pearlie Mae M, Perry (SEAL) Pearlie Mae M, Perry	STATE OF SOUTH CAROLINA
seal and as its act and deed deliver the within written instrument and that (s/ne, with the state thereof. SWORN observe me this 1st day of May 19 64. Notary Public for South Carolina. STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named mortgagor(s) respectively, did this day appear before me, and each, upon being privately and separately examined by me, (wives) of the above named mortgagor(s) respectively, did this day appear before me, and each, upon being privately and separately examined by me, (wives) of the above named mortgagoe(s) and the mortgagee's(s') heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released. GIVEN under my hand and seal this 1st Pearlie Mae M. Perry 19 64 Pearlie Mae M. Perry	COUNTY OF GREENVILLE Personally appeared the undersigned witness and made oath that (s)he saw the within named mortgagor sign, Personally appeared the undersigned witness and made oath that (s)he saw the within named mortgagor sign,
Notary Public for South Carolina. STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named mortgagor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the mortgagee(s) and the mortgagee(s) heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released. GIVEN under my hand and seal this 1st Pearlie Mae M. Perry 19 64 Pearlie Mae M. Perry	seal and as its act and deed deliver the within written instrument and that (s/ne, with the contact wants of the contact wants).
STATE OF SOUTH CAROLINA RENUNCIATION OF DOWER I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named mortgagor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the mortgagee(s) and the mortgagee's(s') heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released. GIVEN under my hand and seal this 1st Pearlie Mae M. Perry 19 64. Pearlie Mae M. Perry	SWORN to before me this 1st day of May 1964.
STATE OF SOUTH CAROLINA RENUNCIATION OF DOWER I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named mortgagor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the mortgagee(s) and the mortgagee's(s') heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released. GIVEN under my hand and seal this 1st Pearlie Mae M. Perry 19 64. Pearlie Mae M. Perry	Wing Dublis for South Carolina. (SEAL)
COUNTY OF GREENVILLE I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named mortgagor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the mortgagee(s) and the mortgagee's(s') heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released. GIVEN under my hand and seal this 1st 1964	Notary Funic for South Carolina.
(wives) of the above named mortgagor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the mortgagee(s) and the mortgagee's(s') heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released. GIVEN under my hand and seal this 1st Compared to the property of the property	STATE OF SOUTH CAROLINA RENUNCIATION OF DOWER
(wives) of the above named mortgagor(s) respectively, did this day appear better line, and eath, person whomsoever, renounce, release and forever did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person whomsoever, renounce, release and forever relinquish unto the mortgagee(s) and the mortgagee's(s') heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released. GIVEN under my hand and seal this 1st Pearlie Mae M. Perfy (SEAL) (SEAL)	COUNTY OF GREENVILLE
GIVEN under my hand and seal this 1st day A May 19 64 Pearlie Mae M. Perry (SEAL) (SEAL)	(wives) of the above named mortgagor(s) respectively, did this day appear before her, and early appears whomsoever, renounce, release and forever did declare that she does freely, voluntarily, and without any comparison, dread or fear of any person whomsoever, renounce, release and forever did declare that she does freely, voluntarily, and without any comparison, all her interest and estate, and all her right and claim
day of May Pearlie Mae M. Perry Pearlie Mae M. Perry (SEAL)	of dower of, in and to an and amgust to
Ohimas (SEAL) (SEAL) 2064 at 3:12 P. M. #31022	alland a with person
Notary Public for South Carolina. Recorded May 4, 1964 gt 3.12 "	Ohimas (SEAL) (SEAL)
	Notary Public for South Carolina. Recorded Mpy 4, 1904 at 3:12 1