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(1) That this mortgage shall secure the Mortgagee for such further same as may be advinced a creation, at the option of the Mortgagee, for the passession taxes, insurance previous, public assessments, repairs or other purposes part of the topic of the Mortgagee decreased the payable on demand of the Mortgagee unless otherwise provided writing.

(2) That it will keep the improvements now existing or bereafter elected on the mortgaged property in sure a straight requires to implicit to time by the Mortgagee against loss by the and any other hazards specified by Mortgagee, then ancent notices than their intege delts, or mesches in the contragee, and incompanies acceptable to it and that all such policies and renewals thereof of all the held by the Mortgagee, and it are noted to the Mortgagee, and that it will play all premiums therefore when due and it are one correly a sign to the Mortgagee the proceeds of any policy insuring the mortgaged premies and does hereby and order each insurance company concerned to make play and directly to the Mortgagee, to the extent of the balance ording on the Mortgage delts, when or due or not

(3) That it will keep all improvements now exerting or hereafter erected in good repair, and, in the case of a construction four, that it will continue conversation 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 change the expenses for such recents or the completion of raid, construction work underway, and change the expenses for such recents or the completion of raid, 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 impositions against 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 tents, issues and profits of the mortgaged premises from and after any default hereunder, and agrees that, should legal proceedings be instituted parsuant to this instrument, any judge having jurisdiction may, at Chambers of 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 promises are is capited by the mortgager and after deducting all charges and express attending such preceding and the execution of its trust as receiver, shall apply the residue of the tents, issues and profits toward the payment of the debt secured hereby.

(6) That if there is a default in any of the terms, conditions, or covenants of this mortgage, or of the note secured hereby, then, at the option of the Mortgagee, all sums then owing by the Mortgagor to the Mortgagee shall become immediately due and payable, and this mortgage may be foreclosed. Should any legal proceedings be instituted for the foreclosure of this mortgage, or should the Mortgagee become a party of any suit involving this Mortgage or the title to the premises described herein, or should the debt secured hereby or any part thereof be placed in the hands 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 thereupon become due and payable immediately or on demand, at the option of the Mortgagee, as a part of the debt secured hereby, and may be recovered and collected hereunder.

(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 hereby. It is the true measurg of this instrument that if the Mortgagor shall fully perform all the terms, conditions, and covenants of the mortgage, and of the note secured hereby, that then this mortgage shall be utterly null and sold; otherwise to remain in full force and virtue.

(8) Heat the coverants 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 include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

SIGNED, scaled a	rigagor's hand seal this I'd delivered in the presence of white WINDINGS Joannes L	•	DAVIDSON ENTERPRIS	metre	(SEAL)
				-	(SEAL)
STATE OF SOUT	H CAROLINA		PROBATE		(SEAL)
COUNTY OF	GREENVILLE		HODATE		
nd as its act and o	Per lead deliver the within writte	sonally appeared the undersigned with the	itness and made oath that (s)he saw other witness subscribed above witne	the within named mor	tgagor sign, se
	me this 15thday of	March 19 78	Contraction and Aller and	essed the execution their	coi.
Link	a D. Forres	tic (SEAL)	SUMMA	Z	
ictary Public for	South Carolina.	(SEAL)			· · · · · · · · · · · · · · · · · · ·
dy Commission E	xpires				
TATE OF SOUT	H CAROLINA		RENUNCIATION OF DOWER		
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f the above name oes freely, volun	d mortgagor(s) respectively, tarily, and without any com	the undersigned Notary Public, do he did this day appear before me, and e pulsion, dread or fear of any person	RTGAGOR A CORPORATION of the certify unto all whom it may contact, upon being privately and separate whomsoever, renounce, release and it	ncern, that the undersigned by me, die forever reinquish unto t	d declare that he mortgages
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