O-

CONTRACTOR SOUTH

- (1) That this mortgage shall secure the Mortgagee for such further such as may be advanced hereafter, at the option of the Mortgagee, for the payment of taxes, insurance promounts public assessments, repairs or other purpose promount in the country of the Mortgagee with a first order the Mort, age, for any further loans, advances, readvances or credits that may be made here after to the Mortgagee with a Mortgagee with a part of tertain and ted thus secured does not exceed the original amount shown on the face hereof. All sums in advanced shall be a interest at the same rate as the mortgage delit and shall be payable on demand of the Mortgagee unless otherwise provided writing.
- (2) That it will keep the improvements now existing or hereafter erected on the contraged property insured as may be required from time to tome by the Mortgagee against loss by the and any other hazards specified by Mortgagee, in an insurance of less than the mortgage debt, or insuch a court as tray be required by the Mortgagee, and incompanies acceptable to it, and that all such possible chance all thereof shall be held by the Mortgagee, and "are attached inereto loss payable chances in favor of, and in form acceptable to the Mortgagee, and that it will pluy all previous therefor when due and that it does need a mortgagee the proceeds of any policy insuring the mortgaged premies and does need a little transfer payor of the latest 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 enpresements now existing or bereafter erected in good repair, and, in the case of a construction from that it will continue construction until completion without interruption, and should it fail to do so, the Mortgage may, at its option, enter upon said premies, make whatever repairs are necessary, including the completion of any construction work unders ay, 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 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 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 mortgagor and after deducting all charges and expenses attending such preceding and the execution of its trust as receiver, shall apply the results of the rents, 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 Mortgager 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 bereby 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 meaning 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 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 include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

ITNESS the Mor GNED, scaled an		~ ~	15th of:	_day ofMar		19 <u>78</u> 	tion eq.		
Thral	- F	James			The	LA I	18 an	(SEAL	2)
Wille Dlane					(SEAL	-			
		/		<del></del>	<del></del>				
				<del></del>		· · · · · · · · · · · · · · · · · · ·		(SEAL	
				<del></del>		······································		(SEAL	.) —
TATE OF SOUTI			•		PROBAT	E			
DUNTY OF G	Freenvill	e }		-			<u>.</u>		
d as its act and d	leat delive:	P the within writ	Personally appy	eared, the undersigned t and that (s)he, with t	witness and m	ade oath that (s)	the saw the within	n named mortgagor si	gn, se
VORN to before			March	19 78	no omer wine.	55 350×110×0 400	et willended the c	accoron dieleot.	
11/11					/ · · ·		20	j	
Alla		Yes		(SEAL)	20	1	Lan		
otary Public for S y Commission E		<i>-</i>			•	·	Et .		
y COMMINSON E.	apites Z V			<del>-</del>					
TATE OF SOUT	H CAROL!	——— ( AV		<del></del>	RENIMO	ATION OF TOW	FO		
TATE OF SOUTH CAROLINA			NOT NECESSARY CORPORATE MORTGAGOR						
DUNTY OF		)					Olovie Mon	TOAOOR	
es freely, volunt d the mortgagee	tarily, and v ('s(s') heirs	or(s) respectively without any com- or successors an	ly, did this day mpulsion, dres	ned Notary Public, do rappear before me, and ad or fear of any pers her interest and estate	d each, upon be on whomsoever	ring privately and r, renounce, relea	separately examinately se and forever reli	ned by me, did declare navish unto the mort	that
es freely, volunt d the mortgagee thin mentioned IVEN under my	tarily, and v c's(s') heirs and released	or(s) respectively without any color or successors at 1.	ly, did this day mpulsion, drea nd assigns, all	r appear before me, and ad or fear of any pers	d each, upon be on whomsoever	ring privately and r, renounce, relea	separately examinately se and forever reli	ned by me, did declare navish unto the mort	that
es freely, volunt	tarily, and v c's(s') heirs and released	or(s) respectively without any color or successors at 1.	ly, did this day mpulsion, dres	r appear before me, and ad or fear of any pers	d each, upon be on whomsoever	ring privately and r, renounce, relea	separately examinately se and forever reli	ned by me, did declare navish unto the mort	that
es freely, volunt id the mortgagee ithin mentioned  IVEN under my  day of	tarily, and versions of the control	or(s) respectively without any con or successors and 1.	ly, did this day mpulsion, drea nd assigns, all	r appear before me, and ad or fear of any pers	d each, upon be on whomsoever	ring privately and r, renounce, relea	separately examinate and forever reliated to the separately examinate and to the separately examinate and to the separately examinate and to the separately examinately examin	ned by me, did declare inquish unto the mort; o all and singular the p	that
es freely, volunt id the mortgagee ithin montioned: IVEN under my	tarily, and versions of the control	or(s) respectively althout any conformal successors and this in a.	ly, did this day mpulsion, drea nd assigns, all	r appear before me, and ad or fear of any person her interest and estate(SEAL)	d each, upon be on whomsoever e, and all her rig	ing privately and r, renounce, relea tht and claim of d	separately examinate and forever reliated to the separately examinate and to the separately examinate and to the separately examinate and to the separately examinately examin	ned by me, did declare navish unto the mort	that
the mortgagee ithin mentioned it is worth the mortgagee ithin mentioned it is worth to be a second to be a seco	tarily, and versions of the control	or(s) respectively althout any conformal successors and this in a.	ly, did this day mpulsion, drea nd assigns, all	r appear before me, and ad or fear of any person her interest and estate(SEAL)	d each, upon be on whomsoever e, and all her rig	ing privately and r, renounce, relea tht and claim of d	separately examinate and forever reliated to the separately examinate and to the separately examinate and to the separately examinate and to the separately examinately examin	ned by me, did declare inquish unto the mort; o all and singular the p	that
the mortgagee ithin mentioned it is worth in the mortgagee ithin mentioned it is worth in the mortgage of day of the color	tarily, and versions in the control of the control	or(s) respectively althout any conformal successors and this ina.	ly, did this day mpulsion, dres nd assigns, all  19  RECORDED A	r appear before me, and ad or fear of any persher interest and estate(SEAL)	d each, upon be on whomsoever and all her rig	ing privately and r, renounce, releath the tand claim of d	separately examinate and forever reliable to the separately examinate and to the separately examinate and to the separately examinate and to the separately examinately examin	ned by me, did declare inquish unto the morty of all and singular the p	that
the mortgagee ithin mentioned it is worth in the mortgagee ithin mentioned it is worth in the mortgage of day of the color	tarily, and versions in the control of the control	or(s) respectively althout any conformal successors and this ina.	ly, did this day mpulsion, dres nd assigns, all  19  RECORDED A	r appear before me, and ad or fear of any persher interest and estate(SEAL)	d each, upon be on whomsoever and all her rig	ing privately and r, renounce, relea tht and claim of d	separately examinate and forever reliable to the separately examinate and to the separately examinate and to the separately examinate and to the separately examinately examin	ned by me, did declare inquish unto the morty of all and singular the p	e that gagee oremi
the mortgagee ithin mentioned it is worth in the mortgagee ithin mentioned it is worth in the mortgage of day of the color	tarily, and versions in the control of the control	or(s) respectively althout any conformal successors and this ina.	ly, did this day mpulsion, dres nd assigns, all  19  RECORDED A	r appear before me, and ad or fear of any persher interest and estate(SEAL)	d each, upon be on whomsoever; and all her rig	ing privately and r, renounce, releath the send claim of depth and cla	separately examinate and forever reliable to the separately examinate and to the separately examinate and to the separately examinate and to the separately examinately examin	ned by me, did declare inquish unto the morty of all and singular the p	to that
the mortgagee ithin mentioned it is worth in the mortgagee ithin mentioned it is worth in the mortgage of day of the color	tarily, and versions in the control of the control	at 2: 15  al this  and this  and this	ly, did this day mpulsion, dres nd assigns, all  19  RECORDED A	r appear before me, and ad or fear of any persher interest and estate(SEAL)	d each, upon be on whomsoever; and all her rig	ing privately and r, renounce, releath the send claim of depth and cla	separately examinate and forever reliable to the separately examinate and to the separately examinate and to the separately examinate and to the separately examinately examin	ned by me, did declare inquish unto the morty of all and singular the p	to that
the mortgagee ithin mentioned it is worth in the mortgagee ithin mentioned it is worth in the mortgage of day of the color	tarily, and versions in the control of the control	at 2:15 P.  al this  Mortgages, page	ly, did this day mpulsion, dres nd assigns, all  19  RECORDED A	r appear before me, and ad or fear of any persher interest and estate(SEAL)	d each, upon be on whomsoever; and all her rig	ing privately and r, renounce, releath the send claim of depth and cla	separately examinate and forever reliable to the separately examinate and to the separately examinate and to the separately examinate and to the separately examinately examin	ned by me, did declare inquish unto the morty of all and singular the p	that
the mortgagee ithin mentioned it is worth in the mortgagee ithin mentioned it is worth in the mortgage of day of the color	tarily, and versions in the control of the control	at this  al this  Mortgages, page 53	ly, did this day mpulsion, dres nd assigns, all  19  RECORDED A	r appear before me, and ad or fear of any persher interest and estate(SEAL)	d each, upon be on whomsoever; and all her rig	ing privately and r, renounce, releath the send claim of depth and cla	separately examinate and forever reliable to the separately examinate and to the separately examinate and to the separately examinate and to the separately examinately examin	ned by me, did declare inquish unto the morty of all and singular the p	that
the mortgagee ithin mentioned it is worth in the mortgagee ithin mentioned it is worth in the mortgage of day of the color	tarily, and versions in the control of the control	at this  al this  Mortgages, page 53	ly, did this day mpulsion, dres nd assigns, all  19  RECORDED A	r appear before me, and ad or fear of any persher interest and estate(SEAL)	d each, upon be on whomsoever; and all her rig	ing privately and r, renounce, releath the send claim of depth and cla	separately examinate and forever reliable to the separately examinate and to the separately examinate and to the separately examinate and to the separately examinately examin	ned by me, did declare inquish unto the morty of all and singular the p	to that
the mortgagee ithin mentioned it is worth in the mortgagee ithin mentioned it is worth in the mortgage of day of the color	tarily, and versions of the control	at this  al this  Mortgages, page 53	ly, did this day mpulsion, dres nd assigns, all  19  RECORDED A	cappear before me, and ad or fear of any persher interest and estate the interest and estate the construction of the construct	d each, upon be on whomsoever; and all her rig	ing privately and r, renounce, releath the send claim of depth and cla	separately examinate and forever reliable to the separately examinate and to the separately examinate and to the separately examinate and to the separately examinately examin	ned by me, did declare inquish unto the morty of all and singular the p	e that gagee oremi
the mortgagee ithin mentioned it is worth in the mortgagee ithin mentioned it is worth in the mortgage of day of the color	tarily, and vests in the second secon	at this  al this  Mortgages, page 53	ly, did this day mpulsion, dres nd assigns, all  19  RECORDED A	cappear before me, and ad or fear of any persher interest and estate the interest and estate the construction of the construct	d each, upon be on whomsoever; and all her rig	ing privately and r, renounce, releath the send claim of depth and cla	separately examinate and forever reliable to the separately examinate and to the separately examinate and to the separately examinate and to the separately examinately examin	ned by me, did declare inquish unto the morty of all and singular the p	e that gagee oremi
the mortgagee ithin mentioned it is worth in the mortgagee ithin mentioned it is worth in the mortgage of day of the color	tarily, and vests in the second secon	at this  al this  Mortgages, page 53	ly, did this day mpulsion, dres nd assigns, all  19  RECORDED A	cappear before me, and ad or fear of any person her interest and estate construction.  (SEAL)  APR 20 1978  MORTGAGE OF REA  MORTGAGE OF REA	d each, upon be on whomsoever; and all her rig	ing privately and r, renounce, releath the send claim of depth and cla	separately examinate and forever reliable to the separately examinate and to the separately examinate and to the separately examinate and to the separately examinately examin	ned by me, did declare inquish unto the morty of all and singular the p	e that gagee oremis
the mortgagee ithin mentioned it is worth in the mortgagee ithin mentioned it is worth in the mortgage of day of the color	tarily, and vests in the second secon	at this  al this  Mortgages, page 53	ly, did this day mpulsion, dres nd assigns, all  19  RECORDED A	construction L  (SEAL)  APR 20 1978  MORTGAGE OF REAL  MORTGAGE OF REAL	d each, upon be on whomsoever; and all her rig	ing privately and r, renounce, releath the send claim of depth and cla	separately examinate and forever reliable to the separately examinate and to the separately examinate and to the separately examinate and to the separately examinately examin	STATE OF SOUTH CAROLI COUNTY OF GREENVILLE	that
des freely, volunted the mortgagee ithin montioned:  IVEN under my day of day of Cotary Public for S	tarily, and versions in the control of the control	at 2:15 P. M. record  at this  Mortgages, page 530	ly, did this day mpulsion, dres mpulsion, dres nd assigns, all  19  RECORDED A	cappear before me, and ad or fear of any persher interest and estate the interest and estate the construction of the construct	d each, upon be on whomsoever; and all her rig	P.M.  P.M.  P.M.	separately examinate and forever reliated to the separately examinate and to the separately examinate and to the separately examinate and to the separately examinately examin	ned by me, did declare inquish unto the morty of all and singular the p	e that gagee oremi