800x 1432 FASE 968

entry of a judgment enforcing this Mortgage if: (a) Berrower pays Lender all sums which would be then due under this Mortgage, the Note and notes securing Future Advances, if any, had no acceleration occurred; (b) Berrower cures all breaches of any other covenants or agreements of Borrower contained in this Mortgage; (c) Borrower pays all reasonable expenses incurred by Lender in enforcing the covenants and agreements of Borrower contained in this Mortgage and in enforcing Lender's remedies as provided in paragraph 16 hereof, including, but not limited to, reasonable attorney's fees; and (d) Borrower takes such action as Lender may reasonably require to assure that the lien of this Mortgage, Lender's interest in the Property and Borrower's obligation to pay the sums secured by this Mortgage shall continue unimpaired. Upon such payment and cure by Borrower, this Mortgage and the obligations secured hereby shall remain in full force and effect as if no acceleration had occurred.

20. Assignment of Rents; Appointment of Receiver. As additional security bereunder, Borrower bereby assigns to Lender the rents of the Property, provided that Borrower shall, prior to acceleration under paragraph 18 hereof or abandonment of

the Property, have the right to collect and retain such rents as they become due and payable.

Upon acceleration under paragraph 18' hereof or alandonment of the Property, Lender shall be entitled to have a receiver appointed by a court to enter upon, take possession of and manage the Property and to collect the rents of the Property, including those past due. All rents collected by the receiver shall be applied first to payment of the costs of management of the Property and collection of rents, including, but not limited to, receiver's fees, premiums on receiver's bonds and reasonable attorney's fees, and then to the sums secured by this Mortgage. The receiver shall be liable to account only for those rents actually received.

22. Release. Upon payment of all sums secured by this Mortgage, this Mortgage shall become shall and rold, and Leader shall release this Mortgage shall become shall and rold, and Leader shall release this Mortgage. 23. Waiters of Homestean. Bottomer hereby waiters all right of homestead exemption in the Property. In Witness Witnessor, Borrower hereby waiters all right of homestead exemption in the Property. Is Witness Witnessor, Borrower has executed this Mortgage. Signed, sealed and delivered in the presence of: Larry Tate Borrower State of South Carolina A. County ss: Before me personally appeared Hilda M. Reese and made outh that the she saw the within named Borrower sign, seal, and as his set and deed, deliver the within written Mortgage, and that within a she without any commission capitre with W. Allen Reese witnessed the execution thereof. Notary Public for South Carolina My commission capitre 11/23/80 State of South Carolina My commission capitre 11/23/80 State of South Carolina My commission capitre 11/23/80 Notary Public for South Carolina My commission capitre 11/23/80 State of South Carolina My commission capitre 11/23/80 State of South Carolina My commission capitre 11/23/80 Notary Public for South Carolina My commission capitre 11/23/80 Notary Public for South Carolina My commission capitre 11/23/80 Notary Public for South Carolina My commission capitre 11/23/80 Notary Public for South Carolina My commission capitre 11/23/80 Notary Public for South Carolina My commission capitre 11/23/80 Notary Public for South Carolina My commission capitre 11/23/80 Notary Public for South Carolina My commission capitre 11/23/80 Notary Public for South Carolina My commission capitre 11/23/80 Notary Public for South Carolina My commission capitre 11/23/80 Notary Public for South Carolina My commission capitre 11/23/80 Notary Public for South Carolina My commission capitre 11/23/80 Notary Public for South Carolina My commission capitre 11/23/80 Notary Public for South Carolina My commissio		e Note plus US \$	-		ann thic Mortoson	chall become null	and wid and Lander
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in the presence of: County St. County St.	In W	riness Whereo	F, Borrower has	executed this M	ortgage.		
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