

**NOTE:** Pursuant to the terms of the June 25, 1979 contract under which the above real property was purchased, the mortgagor has the right to have certain of the above mortgaged property subordinated to another mortgage and has the right to substitute collateral for the above described property. These rights are controlled by the terms set out in the said contract. Mortgagees hereby acknowledge these rights of the mortgagor.

Witnesses:

J. Henry Phibbs  
Henry J. Phibbs

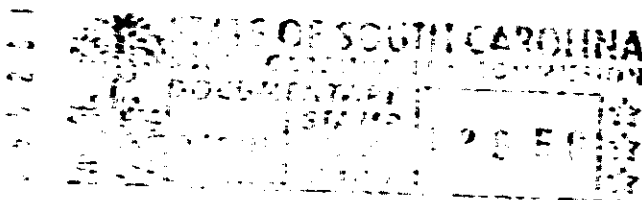
Rose M. Cunningham  
Rose M. Cunningham, Individually and  
as Attorney for Ralph L. Cunningham  
and Rosemary C. Sheel

Edward T. Cunningham  
Edward T. Cunningham

This is a purchase money mortgage given to secure a portion of the purchase price of the above described property.

This is the same property conveyed to the mortgagor herein by deeds from Rose M. Cunningham, Edward T. Cunningham, Ralph L. Cunningham and Rosemary C. Sheel to be recorded herewith.

Mortgagee's address: 227 North Pleasantburg Drive, Greenville, SC



TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD, all and singular the said premises unto the said mortgagee(s) and its (his, their) (successors) Heirs and Assigns forever.

And the mortgagor(s) does (do) hereby bind his (their) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the said mortgagee, its (his, their) (successors) Heirs and Assigns, from and against his, (their) Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming, or to claim the same or any part thereof.

And the said mortgagor(s), agree to insure the house and buildings on said land for not less than the outstanding balance of this mortgage \_\_\_\_\_ Dollars, in a company or companies which shall be acceptable to the mortgagee, and keep the same insured from loss or damage by fire, with extended coverage, during the continuation of this mortgage, and make loss under the policy or policies of insurance payable to the mortgagee(s), and that in the event he (they) shall at any time fail to do so, then the said mortgagee may cause the same to be insured as above provided and be reimbursed for the premium and expense of such insurance under this mortgage. Upon failure of the mortgagor(s) to pay any insurance premium or any taxes or other public assessment, or any part thereof, the mortgagee(s) may, at his (their) option, declare the full amount of this mortgage due and payable.

PROVIDED, ALWAYS, NEVERTHELESS, and it is the true intent and meaning of the parties to these presents, that if the said mortgagor(s), do and shall well and truly pay, or cause to be paid unto the said mortgagee the said debt or sum of money aforesaid, with interest thereon, if any shall be due, according to the true intent and meaning of the said note, then this deed of bargain and sale shall cease, determine, and be utterly null and void; otherwise to remain in full force and virtue.

0689

4328 RV-2J