Second:—That in the event of (a) default for thirty (30) days in the payment of any one or more of the notes above described, or of any default under said first mortgage, when the same shall have become due and payable (or of any renewal notes, if any renewal notes be executed and accepted in lieh of any original notes); or (b) default in the performance of any one or more of the covenants and agreements of the Mortgagor herein contained, or contained in said first mortgage; or (c) the Mortgagor being adjudicated a bankrupt or insolvent; or (d) the passage of laws which, for the decision by any Court of Record of the State of South Carolina or any governmental subdivision of the State, of the notes in the hands of a non-resident holder, or of the estate of the Mortgage in the real estate hereby conveyed, or of this Mortgage, against the Mortgage; or (e) the passage of laws, or the decision by any Court of Record of the State of South Carolina rendering or declaring any of the covenants and agreements in the notes or in this Mortgage or any covenants; or (f) the conveying of said real estate without the consent in writing of the Mortgage : Then the Mortgagor hereby grants to the Mortgage the right and privilege to declare the whole debt hereby secured immediately due and payable and collectible under this Mortgage, and upon such declaration then the notes representing the principal debt and accrued interest thereon shall at once become due and payable, anything herein or therein contained to the contrary notwithstanding, for time is of the very essence of this contract. Such declaration shall be mailed by postpaid first-class but unregistered mail to the last address of the Mortgagor furnished to the Mortgagee, and shall be effective when so mailed, whether or not it shall be received, and any notice in respect to any matter arising under this instrument shall be deemed sufficiently given if it shall have been so mailed. And the failure to exercise this right on any one or more occasions when it shall have accru

Third:—That if at any time any part of the debt hereby secured or interest thereon or any of the sums authorized hereunder to be expended by the Mortgagee be past due and unpaid, the Mortgagor hereby sells, transfers and assigns the rents and profits of the above described real estate to the Mortgagee and agrees that any Circuit Judge of said State may, in chambers or otherwise, appoint a receiver, or receivers, with authority to take possession of said real estate and collect and sell the said rents and profits, applying the net proceeds thereof, after paying costs of collection and sale, upon said debt, interest, or sums expended by the Mortgagee and herein secured, without liability to account for anything more than the rents and profits actually collected.

Fourth:—That wherever herein the masculine personal pronoun may be used, if there be only one mortgagor, and that mortgagor shall be female, the feminine personal pronoun shall be deemed substituted for such masculine personal pronoun. Wherever herein the singular personal pronoun shall be used referring to the mortgagor and there be more than one mortgagor, said singular personal pronoun shall be deemed to read as the plural personal pronoun. Wherever herein the word "Mortgagor" shall be used, and there be more than one Mortgagor, the same shall be deemed to read "Mortgagors," and each mortgagor shall always be jointly and severally liable for the performance of every promise and agreement made herein by te "Mortgagor." Wherever herein the words "Mortgagor" or "Mortgagee" are used the same shall be construed to mean as well the heirs, successors, representatives and assigns of the same, whether voluntary by act of the parties, or involuntary by operation of the law.

WITNESS my hand and seal this, the day of March in the year of Lord, one thousand nine hundred and twenty- Signed, sealed and delivered in the presence of Carlo (SEAL.) The OF SOUTH CAROLINA, County of Greenville. Personally appeared pefore me day of March March (SEAL.) and made oath that he saw the within named the say the within named the say the within named the say the say the within named the say th	operation of the law.	of the parties to these presents that if the said Mort	rager does and shall wall and
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