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And should the Mortgagee, by reason of any such insurance against loss as aforesaid, receive any sum or sums of money for any damage to the said building or buildings, such amount may be retained and applied by it toward payment of the amount hereby secured; or the same may be paid over, either wholly or in part, to the said Mortgagor, his successors, heirs or assigns, to enable such parties to repair said buildings or to erect new buildings in their place, or for any other purpose or object satisfactory to the Mortgagee, without affecting the lien of this mortgage for the full amount secured thereby before such damage. or such payment over, took place.

And it is jurther covenanted and agreed that in the event of the passage, after the date of this mortgage, of any law deducting any lien thereon from the value of land, for the purpose of taxation, or changing in any way the laws now in force for the taxation of mortgages or debts secured by mortgage, or the manner of the collection of any such taxes, so as to affect this mortgage, the whole of the principal sum secured by this mortgage, together with the interest due thereon, shall, at the option of the said Mortgagee, without notice to any party, become immediately due and payable.

And it is further covenanted and agreed that the mailing of a written notice and demand by depositing it in any post-office, station, or letter-box enclosed in a postpaid envelope addressed to the owner of record of said mortgaged premises, and directed to said owner at the last address actually furnished to the holder of this mortgage, or in default thereof, directed to said owner at said mortgaged premises, shall be sufficient notice and demand in any case arising under this instrument, and required by the provisions thereof or the requirements of the law.

And it is further covenanted and agreed by said parties that in default of the payment by said Mortgagor of all or any taxes, charges and assessments which may be imposed by law upon the said mortgaged premises or any part thereof, it shall and may be lawful for the said Mortgagee, its successors, legal representatives and assigns, to pay the amount of any such tax, charge or assessment with any expenses attending the same; and any amounts so paid, the Mortgagor shall repay to the said Mortgagee, its successors, legal representatives or assigns, on demand, with interest thereon, and the same shall be a lien on the said premises and be secured by the said band and by these presents; and the whole amount hereby secured, if not then due, shall thereupon if the said Merthagee so elects, become due and payable forthwith. And the said Mortzager does further coven int and agree that he will execute or precure any further necessary assurance of the title to said premises and will forever warrant said title.

And the said Mortgager further covenants and agrees, should the said obligation be placed in the hands of an attorney for collection by suit or otherwise, in case of any default in the coverants and a prements herein contained, to pay all costs of collection and litigation, together with a reasonable attorney's fee and the same shall be a hear on the said premises and be seemed by this mortgage, and payment thereof enforced in the same manner as the principal obligation.

Whenever the singular or plural number or masculine, feminine, or neuter gender, is used berein, it shall equally include the other, and every mention Ferein of "Mortgagor" or "Mortgagoe" shall include the heirs, executors, administrators, successors, and assigns of the party or parties so designated.

The winterprise temper, that there exists a padre to ever mixingly content man seek form more more manual to aviden a citation more may be to be set in the conthe Continue of the profession of the contract during the theory of the second of the secon subject to the trwith deposited by the Managagor with the Moragagee upon demand by the Mortgagee. Any default under this paragraph shall be deemed a default in payment of taxes, assessments, or similar charges required hereunder.

In Witness Whereof, the Mortgagor has hereunto set his hand and seal this of October , in the year of our Lord one thousand nine hundred and fifty one and in the one hundred and severy stars New of the Independence of the United States of America.

Signed, sealed and delivered in the presence of

15000 Land 44 /25 1.1.5

THE VOLUMENT OF DOMER

State of

Courts to

your state of the same of

do hereby writing unto all whom it may concern that Mis-

the wife of the within barned - Will. did this day appear before me, and upon being privately and reparately examined by me did declare that treely voluntarily and without any compaison, dread or fear of any person or persons whomsoever, renounce, release and to ever relinquish unto the within named C. Douglas Wilson & Co.,

its successors and assigns, all her interest and estate, and also all Right and Claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal,

this 9th day of October, A. D. 19 51

Lidum A hyan fam (L.S.)

Notary Public for South Carolina.

Barbara & No. 1.