Heirs, Executors, Administrators or Assigns, together with the interest thereon, if any shall be due, under the covenants of this Mortgage, then this Deed of Bargain and Sale shall cease, determine, and be utterly null and void; otherwise it shall remain in full force and virtue.

AND IT IS AGREED, by and between the said parties, that

J. W. Clark, his

heirs and

assigns are to hold and enjoy the said Premises until default of payment shall be made.

AND IT IS FURTHER AGREED AND COVENANTED between the said parties, that in case the debt secured by this Mortgage, or any part thereof, is collected by suit or action, or this Mortgage beforeclosed, or put into the hands of an Attorney for collection, suit, action or foreclosure, or in the event of the foreclosure of any mortgage, prior or subsequent to this mortgage, in which proceeding this mortgagee is made a party, or in the event of the bankruptcy of the mortgagor, or in assignment by

the mortgagor for the benefit of creditors, the said Mortgagor. Heirs, Executors, Administrators his or Assigns, shall be chargeable with all costs of collection, including Ten (10%) per cent, of the principal and interest on the amount involved as Attorney's fee, which shall be due and payable at once; which charges and fees, together with all costs and expenses, are hereby secured, and may be recovered in any suit or action hereupon or hereunder.

Witness my

and Seal

day of January

of our Lord one thousand nine hundred and sixty-three and in the one hundred and eighty-seventh year of the Sovereignty and Independence of the United States of America.

in the Presence of

SIGNED, SEALED AND DELIVERED

The State of South Carolina.

COUNTY OF GREENVILLE

Personally appeared before me, Harold R. Biddix

and made oath that

saw the within-named J. W. Clark

sign, seal and as his

act and deed, deliver the within written Deed; and that witnessed the execution thereof.

with Shirley Frances Lee

SWORN to before me, this 15th

Strald R. Bildir

MY COMMISSION EXPIRES AT THE PLEASURE OF THE GOVERNOR.

The State of South Carolina,

RENUNCIATION OF DOWER

GRFENVILLE COUNTY OF

Shirley Frances Lee, Notary Public for South Carolina do hereby certify unto all whom it may concern that Mrs. Ruth S. Clark

the wife of the within-named J. W. Clark

did this day appear before me and, upon being privately and separately examined by me, did declare that she does freely, voluntarily and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release and forever relinquish unto the within-named Modern Homes Construction Co., its Heirs and Assigns, all her interest and estate, and also all her right and claim of Dower, of, in, or to all and singular the Premises within mentioned and released.

Given under by Hand and Seal this.....

Anno Domini 19....63

Notory Fundic, My Commission expires at

the pleasure of the Governor. Recorded March 26th, 1963,