14. That in the event this mortgage should be foreclosed, the Mortgagor expressly waives the benefits of Sections 45-88 through 45-96.1 of the 1962 Code of Laws of South Carolina, as amended, or any other appraisement laws.

THE MORTGAGEE COVENANTS AND AGREES AS FOLLOWS:

- 1. That should the Mortgagor prepay a portion of the indebtedness secured by this mortgage and subsequently fail to make a payment or payments as required by the aforesaid promissory note, any such prepayment may be applied toward the missed payment or payments, insofar as possible, in order that the principal debt will not be held contractually delinquent.
- 2. That the Mortgagor shall hold and enjoy the above described premises until there is a default under this mortgage or the note secured hereby, and it is the true meaning of this instrument that if the Mortgagor shall fully perform all the terms, conditions, and covenants of this mortgage, and of the note secured hereby, that then this mortgage shall be utterly null and void; otherwise to remain in full force and virtue.

It is mutually agreed that if there is a default in any of the terms, conditions or covenants of this mortgage, or of the note secured hereby, then, at the option of the Mortgagee, all sums then owing by the Mortgager to the Mortgagee shall become immediately, due and payable and this mortgage may be foreclosed. Should any legal proceedings be instituted for the foreclosure of this mortgage, or should the Mortgagee become a party to any suit involving this Mortgage or the title to the premises described herein, or should the debt secured hereby or any part thereof be placed in the hands of an attorney at law for collection by suit or otherwise, all costs and expenses incurred by the Mortgagee, and a reasonable attorney's fee. shall thereupon become due and payable immediately or on demand, at the option of the Mortgagee, as a part of the debt secured thereby, and may be recovered and collected hereunder.

It is further agreed that the covenants herein contained shall bind, and the benefits and advantages shall inure to, the respective heirs, executors, administrators, successors, grantees, and assigns of the parties hereto. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS the hand and seal of the Mortgagor, (this25th	day ofNovember	19 70
Signed, sealed and delivered in the presence of:		1 / /	1/01
		1 July 1	
1 Cemas Transport	•	Gary G, Wells,	(SEAL)
B. for a Jailer,		Helen T. Wells	(SEAL)
	•	e i je i karamani karaman kara	(SEAL)
	•		(SEAL)
State of G. AliG. P.	1		
State of South Carolina	PROB	ATE	·
COUNTY OF GREENVILLE	.).		•
PERSONALLY appeared before me		oan Harbin	and made oath that
s he saw the within named Gary G. Wells	s and Helen T	. Wells	
			4.
	;		
ign, seal and as their act and deed deli	iver the within writt	en mortgage deed, and that She wi	th Thomas C
Brissey	witness	sed the execution thereof.	•
WORN to before me this the 25th)	-	•
November A. D. 19	9 70	/**	, .
- Mario on 155	(SEAL.)	- C	· / · · / · ·
Notary Public for South Carolina)		
ty Commission Expires April 7, 1979.	,		
State of South Carolina	BENIEW	TAMIAN ON BOWER	•
COUNTY OF GREENVILLE	KENON	CIATION OF DOWER	
1. Thomas C. Brissey		, a Notary Public	for Sooth Carolina, do
reby certify unto all whom it may concern that Mrs.	Helen I. Wel	ls	
excite of the earlie memor. Gary G. Wells it this discription before no and appear before provide it without excite policies be obtained to provide thin terms Most against secressors policies and the id singular the free secs within mention is include in the	in en proposition (Comment ren interest confics) est et	e de la composição de la francia de la filipación de la f	and the second second
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