(1) That this martrage shall occure the Morteau of a such feather sense or new boundaried here for a through a slide Morteau of the payment of trees, board as proceeding pulled a community representation of the rest larger for the order of the Morteau of the Mo

provided in writing.

(2) That it will keep the improvements now existing or hereafter elected on the rentered property in orders may be required from time by the Morteage a since loss by fire and any other hirards specified by Morteage, in a consult not loss by fire and any other hirards specified by Morteage, in a consult such policies and remember debt, or in such anomals as may be required by the Morteage, and in companies anceptable to it, and that ill such policies and remember thereof shall be held by the Morteage, and have attalled thereto loss payed a clauses in favor of, and in form a copy of be to the Morteage, and that it will pay all premiums therefor when due; and that it does hereby estimate to the Morteage of the Morteage debt, whether due or not.

(3) That it will keep all improvements now existing or hereafter erected in good repair, and, in the case of a construction loan, that it will continue construction until completion without interruption, and should it full to do so, the Mortgage may, at its option, enter upon said premises, make whitever repairs are necessary, including the completion of any construction work underway, and charge the expenses for such repairs or the completion of such construction to the mortgage debt.

(1) That it will pay, when due, all taxes, public assessments, and other governmental or numicipal charges, fines or other impositions against the mortgaged premises. That it will comply with all governmental and municipal laws and regulations affecting the mertgaged

(5) That it hereby assigns all rents, issues and profits of the most gaged premises from an lafter any default hereumier, and agrees that, should legal proceedings be instituted pursuant to this instrument, any judge having jurisdiction may, at Chindren or otherwise, appoint a receiver of the mortgaged premises, with full authority to take possession of the mortgaged premises and collect the rents, issues and its, including a reasonable rental to be fixed by the Court in the execution of its root is a are occupied by the trootgager and after deducting all charges and expenses attending such proceeding and the execution of its trust as receiver, shall apply the residue of the rents, issues and profits toward the payment of the debt secured hereby.

(6) That if there is a default in any of the terms, conditions, or coverants of this mortgage, or of the note secured hereby, then, at the option of the Mortgage, all sums then owing by the Mortgager to the Mortgager shall become immediately due and payable, and this mortgage may be foreclosed. Should any legal proceed ugs be instituted for the foreclosure of this mortgage, or should the Mortgager become a party of any suit involving this Mortgage or the title to the premises described herein, or should the delt secured hereby or any part thereof he phood in the hands of any attorney at law for collection by suit or otherwise, all costs and expenses incurred by the Mortgager, and a reasonable aftercey's fee, shall thereupon become due and payable immediately or on demand, at the option of the Mortgager, and a reasonable aftercey's fee, shall thereupon become due and payable immediately or on demand, at the option of the Mortgager, and the debt secured breely, and may be recovered and collected hereunder.

(7) That the Mortgagor shall hold and enjoy the premises above conveyed until there is a default under this mantgage or in the note secured hereby. It is the true meaning of this institute at that if the Mortgagor shall fully perform all the terms, conditions, and convenants of the mortgage, and of the note secured bereby, that then this mortgage shall be utterly null and void, otherwise to remain in full force and

(8) That the covenants herein contained shall limb, and the benefits and advantages shall induce to, the respective heirs, executors, addistrators successors and assigns, of the parties here to. Whenever 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 Mortgagor's hand and seal this 13 day	y of July 1973.
SIGNED, sealed and delivered in the presence of:	SEAL)
etina times	(SEAL)
	(SEAL)
STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE The foregoing instrument was acknowledged before me this	ACKNOWLEDGMENT day of July 197 3 by
	Notary Public for South Carolina My commission expires:
STATE OF SOUTH CAROLINA COUNTY OF	UNNECESSARY RENUNCIATION OF DOWER
I, the undersigned Netary I ed wife (wives) of the above named mortgagon's) respectively, de-	caldie, do hereby certify unto all whom it may concern, that the undersigu- lithis day appear before me, and each, upon being privately and separately divitionit any compulsion, dread or feur of any person whomsoever, re- ne mortgages (s) heirs or successors and assigns, all her interest and estate, in the premises within mentioned and released.
GIVEN under my hand and seal this	
day of 19 .	
	(AL)
Notary Public for South Carolina. My commission expires: Recorded July 17, 1973 at 4:39 P.M.	, #1713