

The Mortgagee further agrees that so long as this mortgage and the note secured hereby are not eligible for insurance under the National Housing Act within 90 days from the date hereof, written statement of an officer of the Department of Housing and Urban Development or other agent of the Secretary of Housing and Urban Development dated subsequent to the "paid" time for the date of this mortgage, indicating that the note and this mortgage have become non-eligible for such insurance, the Mortgagee or the holder of the note may at its option declare all sums secured hereby immediately due and payable.

It is agreed that the Mortgagor shall hold and enjoy the premises above described until there is a default under this mortgage in the note secured hereby. It is the true intent of this instrument that the Mortgagor shall fully perform all the terms, conditions, and covenants of this mortgage, and if the note secured hereby, that then this mortgage shall be utterly null and void, otherwise to remain in full force and effect. If there is a default in any of the terms, conditions, or covenants of this mortgage, and if there is no secured bond, then at the option of the Mortgagee, all sums then owing by the Mortgagor to the Mortgagee shall become immediately due and payable and this mortgage may be foreclosed. The Mortgagor waives the benefit of any appraisement laws of the State of South Carolina. 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 (including continuation of abstracts) incurred by the Mortgagee, and a reasonable attorney's fee, shall thereupon become due and payable immediately as demanded by the action of the Mortgagee, as a part of the debt secured hereby, and may be recovered by the Mortgagee.

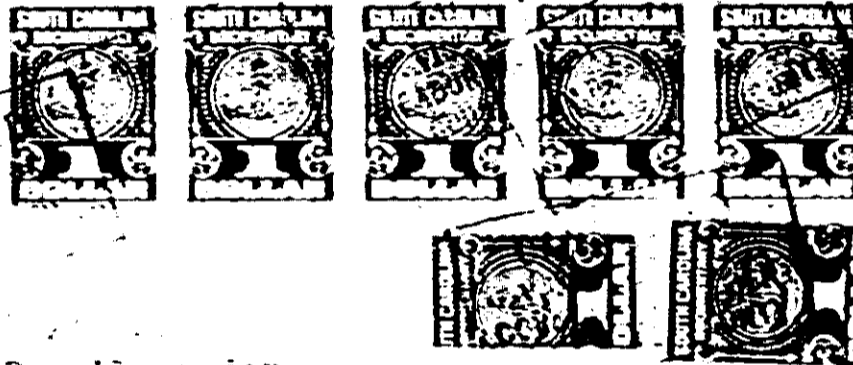
The covenants herein contained shall bind, and the benefits and advantages shall inure to, the respective heirs, executors, administrators, successors, and assigns of the parties hereto. Whenever used the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand and seals this 24th day of September 1974

Signed, sealed, and delivered in presence of

Johnny Ray Alexander SEAL
Johnny Ray Alexander

Charles C. Fayssouy



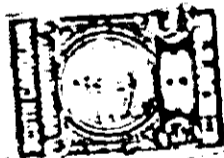
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Personally appeared before me and made oath that he saw the within named sign, seal, and as his with

Johnny Ray Alexander

and did deliver the within deed, and that deponent witnessed the execution thereof.

Sworn to and subscribed before me this 24th day of September 1974.



Charles C. Fayssouy
Notary Public for South Carolina
Exp. Aug 2-19-1980

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

RENUNCIATION OF DOWER

I, *Charles C. Fayssouy*, a Notary Public in and for South Carolina, do hereby certify unto all whom it may concern that *Mrs. Bertie Alexander*, the wife of the within named *Johnny Ray Alexander* 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, whatsoever, renounce, release, and forever relinquish unto the within named **Federal National Mortgage Association**, its successors and assigns, all her interest and estate, and also all her right, title, and claim, of dower of, in, or to all and singular the premises within mentioned and released.

Bertie P. Alexander SEAL

Given under my hand and seal, this 24th day of September 1974.

Charles C. Fayssouy
Notary Public for South Carolina

Received and properly indexed in and recorded in Book this Page County South Carolina

day of 19

Clerk

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