- 7. It is agreed that the Mortgagor shall hold and enjoy the premises above conveyed until there is a default under this mortgage or in the above referred to substitute promissory note or in the performance of the terms and conditions of the above referred to Loan Agreement or in any other document evidencing Mortgagor's indebtedness to Mortgagee. It is the true meaning of this instrument that if the Mortgagor shall fully perform all the terms, conditions and covenants of this mortgage, of the above referred to substitute promissory note and Loan Agreement and of every other document evidencing Mortgagor's indebtedness to Mortgagee, all of which are secured hereby, then this mortgage shall be utterly null and void; otherwise to remain in full force and virtue. If there is a default in any of the terms. conditions or covenants of this mortgage or of the above referred to substitute promissory note or of the above referred to Loan Agreement or of any other document evidencing Mortgagor's indebtedness to Mortgagee, any of which is secured hereby, 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. 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, including 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.
- 8. The covenants herein contained shall bind, and the benefits and advantages shall inure to the respective 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 its hand and seal this 18th day of January, 1977.

SIGNED, SEALED and BELIVERED	HUNGRY BULL ASSOCIATES
in the Presence of	By: HUNGRY BULL MANAGEMENT CORPORATION
KINNU TO THERE	its Managing Partne
Edward P. Perin	By: Mon W. Dener
	President
	(A7) 30°
STATE OF SOUTH CAROLINA)	
)	PROBATE
COUNTY OF SPARTANBURG)	
Personally appeared before m	
	INGRY BULL ASSOCIATES, by HUNGRY BULL MANAGE- ertner, by Morris W. Dever, its President, sign, seal
	thin written mortgage and that he with
	e execution thereof.
0. 6 30	
	A MININTERMINAL
SWORN to before me this 18th	- Comment of the
day of January, 1977.	SEAL)
Notary Public for South Carolina	
My Commission expires: 12/3//	80