5. That Mortgagor (1) will not remove or demotible or after the design or structural strategraft any building now or hereafter erected upon the premises unless Mortgagee shall first consent thereto in writing, this will maintain the premises in good condition and repair; (iii) will not commit or suffer waste thereof, (iv) will not out or remove nor suffer the coming or removal of any trees or timber on the premises seasoft for domestic purposes) without Mortgagoe's written consent, say will comply with all laws, ordinances, regulations, covenants, conditions and restrictions affecting the produces, and will not suffer or permit any violation thereof.

6. If at any time any part of said sums hereby secured be past due and unpaid the Mottgagor hereby assigns the rents and profits of the above described premises to said Mortgagee, or its successors or assigns, and agrees that any make of the Circuit Court of said State may, at chambers or otherwise, appoint a receiver, with authority to take possession of said premises and collect said rents and profits, apply the net proceeds thereof tafter paying costs of collection) upon said debt, interests, costs and expenses without liability to account for anything more than the rents and the profits actually collected.

7. If default be made in the payment of any installment of said note or any part thereof when due, or in the performance of any of Mortgagor's obligations, covenants or agreements hereun for, ail of the indebtedness secured hereby shall become and be immediately due and payable at the option of the Mortgagee, without notice or demand which are hereby expressly waived, and this mortgage may be fereclosed.

8 In case the indebtedness secured hereby or any part thereof is collected by suit or action or this mortgage is foreclosed, or put into the hands of an attorney for collection, suit, oction or foreclosure, Mortgagor shall be chargeable with all costs and expenses, including reasonable attorney's fees, which shall be immediately due and payable and added to the mortgage indebtedness and secured hereby.

9. No delay by Mortgagee in exercising any right or remedy hereunder, or otherwise afforded by law, shall operate as a waiver thereof or preclude the exercise thereof during the continuance of any default bereunder.

PROVIDED ALWAYS NEVERTHELESS, and it is the true intent and meaning of the parties to these presents, that if the said Mortgagor does and shall well and truly pay, or cause to be paid unto the said Mortgagoe the said debt or sum of money atoresaid, with interest thereon, if any shall be due according to the true intent and meaning of the said note, then this deed of bargain and sale shall cease, determine and be utterly null and void; otherwise to remain in full force and effect.

AND IT IS AGREED, by and between the said parties, that the Mortgagor is to hold and enjoy said premises until default of payment shall be made.

This Mortgage shall inure to and bind the heirs, legatees, devisees, administrators, executors, successors and assigns of the parties hereto. Wherever used herein, the singular number shall include the ploral, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS THE MORTGAGOR'S hand and seal, this 18th day of STATE OF SOUTH CAROLINA COUNTY OF Greenville PERSONALLY APPEARED BEFORE ME George S. and Pan R. Angon and made coth that he saw the within named Purchases his (her) act and deed deliner the within written deed and that witnessed the execution thereof. Second to before me, this 18th _ectober STATE OF SOUTH CAROLINA RENUNCIATION OF DOWER COUNTY OF Greenville Richard I. Kidwell a Notary Public for South Carolina do hereby Pan H. Anson certify unto all whom it may concern, that Mrs. ... the wife of the within named George 3. Anson did this day appear before me, and upon being privately and separately examined by me. did doclare that she does freely, voluntarily and without any compulsion dread or fear of any person or persons whomsoever, Credithrift of America, Inc. renounce, release, and forever relinquish unto the within named its successors and assigns, all her interest and estate, and also all her right and claim of Dower of, in or so all and singular the premises within memissed and released. Given upder my hand and scal this ___ 18th ... x Panda he Canoon

