And [illegible] that he is
lawfully seized in fee [illegible] a mortgage to

NCNB Mortgage Corporation January 10 19 78,

in the Greenville 1420 [illegible] 614 that he has a good
and lawful right to [illegible] same forever against the
lawful claims [illegible] and agree to pay all taxes due
and to become due [illegible] improvements and keep the buildings
thereon insured against [illegible] successors or assigns,
in such responsible [illegible] or assigns, in an
amount satisfactory to said [illegible] clause satisfactory to the
Mortgagee attached [illegible] companies, the amount of
the insurance money [illegible] and restoring the damaged
buildings as the Mortgagee may [illegible] Mortgagor shall fail to pay and keep up
said taxes, [illegible] successors or assigns are
hereby authorized to [illegible] mortgage and shall bear interest
from the date of payment [illegible]

PROVIDED, [illegible] cease to be paid unto the said
Mortgagee, its successors or [illegible] interest thereon if any shall be due, accord-
ing to the true intent [illegible] herein written, then this deed of bargain
and sale shall cease [illegible]

And it is also [illegible] above described, or on our
failure to pay the said [illegible] or on failure of the Mortgagor
to keep and perform [illegible] of these events, the whole amount of the
indebtedness hereby [illegible] holder of said note and of this
security be and become [illegible] to the contrary notwithstand-
ing, such option to be [illegible]

And it is covenanted [illegible] is sold or transferred by Mortgagor
without Mortgagee's [illegible] subordinate to this mortgage, (b) the
creation of a purchase [illegible] or by operation of law upon the
death of a [illegible] an option to purchase, Mortgagee may
at its option, declare all the [illegible] Mortgagee shall have waived such option to
accelerate if, prior to the [illegible] to be sold or transferred reach agreement in
writing that the credit of [illegible] on the sums secured by this mortgage
shall be at such rate as Mortgagee [illegible] fee is paid, if Mortgagee has waived the option to accel-
erate and if Mortgagor's [illegible] agreement accepted in writing by Mortgagee.
Mortgagee shall [illegible] Mortgagee exercises such option to accelerate,
Mortgagee shall mail Mortgagor [illegible] less than 30 days from the date the notice
is mailed within which Mortgagor may [illegible] to pay such sums prior to the expiration of such
period, Mortgagee may [illegible] means permitted under this Mortgage.

And it is covenanted [illegible] over and transfer to the said Mortgagee, its
successors or assigns [illegible] accruing and falling due from and after the
service of summons issued [illegible] thereof. In the event Mortgagee exercises
its option to accelerate [illegible] be entitled to have a receiver appointed by a
court to enter upon [illegible] issues and profits of the mortgaged
premises, including those past due. [illegible] payment of the costs of management of the
mortgaged premises and [illegible] receiver's fees, premiums on receiver's bonds and reasonable
attorney's fees, and then to the [illegible] that in the case of foreclosure of this mortgage,
by suit or otherwise, the Mortgagee [illegible] filing and conveying, including reasonable
attorney's fees and [illegible] and shall be included in judgment of
foreclosure. And it is further [illegible] mutually effects Mortgagee's interest in
the mortgaged premises. Mortgagor [illegible] incurred in protecting its interest, including
but not limited to reasonable attorney's [illegible]

And it is [illegible] any option to declare
the maturity of any [illegible] right to exercise such option, or to
declare such forfeiture [illegible] conditions contained in this
mortgage can be [illegible] hereto.

The noteholder [illegible] payments under any lien prior
hereto, or under this mortgage [illegible] limited to principal and/or interest
payments, taxes and fire insurance [illegible] bear interest at the highest rate allowed under South Carolina
law, from the date of the [illegible] lien created hereunder shall become
payable at any time [illegible] this option constitute a default
hereunder giving rise to a [illegible]

The Mortgagor [illegible] and shall receive a
rebate for any unearned interest [illegible]

All approvals [illegible]

4328 RV-2