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prior to entry of a judgment enforcing this Mortgage if: (a) Borrower pays Lender all sums which would be then due under this Mortgage, the Note and notes securing Future Advances, if any, had no acceleration occurred; (b) Borrower cures all breaches of any other covenants or agreements of Borrower contained in this Mortgage; (c) Borrower pays all reasonable expenses incurred by Lender in enforcing the covenants and agreements of Borrower contained in this Mortgage and in enforcing Lender's remedies as provided in paragraph 18 hereof, including, but not limited to, reasonable attorney's fees; and (d) Borrower takes such action as Lender may reasonably require to assure that the lien of this Mortgage, Lender's interest in the Property and Borrower's obligation to pay the sums secured by this Mortgage shall continue unimpaired. Upon such payment and cure by Borrower, this Mortgage and the obligations secured hereby shall remain in full force and effect as if no acceleration had occurred.

20. Assignment of Rents; Appointment of Receiver. As additional security hereunder, Borrower hereby assigns to Lender the rents of the Property, provided that Borrower shall, prior to acceleration under paragraph 18 hereof or

abandonment of the Property, have the right to collect and retain such rents as they become due and payable.

Upon acceleration under paragraph 18 hereof or abandonment of the Property, Lender shall be entitled to have a receiver appointed by a court to enter upon, take possession of and manage the Property and to collect the rents of the Property, including those past due. All rents collected by the receiver shall be applied first to payment of the costs of management of the Property and collection of rents, including, but not limited to, receiver's fees, premiums on receiver's bonds and reasonable attorney's fees, and then to the sums secured by this Mortgage. The receiver shall be liable to account only for those rents actually received.

21. Future Advances. Upon request of Borrower, Lender, at Lender's option prior to release of this Mortgage, may make Future Advances to Borrower. Such Future Advances, with interest thereon, shall be secured by this Mortgage when evidenced by promissory notes stating that said notes are secured hereby. At no time shall the principal amount of the indebtedness secured by this Mortgage, not including sums advanced in accordance herewith to protect the security of this Mortgage exceed the original amount of the Note plus USS. —0—

indebtedness secured by this Mortgage, not inc Mortgage, exceed the original amount of the No 22. Release. Upon payment of all sums Lender shall release this Mortgage without char 23. Waiver of Homestead. Borrower her	duding sums advanced in accordance here the plus US \$	rewith to protect the security	
IN WITNESS WHEREOF, Borrower has e	executed this Mortgage.		
Signed, sealed and delivered in the presence of:	us faralal k	redrick	. (Seal) -Borrower
Jusa J. Chapper	Mary D. Viedrich	Diedrich	. (Seal) -Borrower
STATE OF SOUTH CAROLINA, Gree	nville	County ss:	
Before me personally appeared. Teres within named Borrower sign, scal, and as she with Robert L. Wyl. Sworn before the this	their act and deed, deliver the ie, III witnessed the execution the of July	e within written Mortgage; a hereof.	and that
Robert L. Wylie, III Mrs. Mary D. Diedrich the appear before me, and upon being private voluntarily and without any compulsion, direlinquish unto the within named America her interest and estate, and also all her right mentioned and released. Given under my Hand and Seal, this. Notary Public for South Carolina	ely and separately examined by me, read or fear of any person whomsoeven Federal Savings & Loan Asset and claim of Dower, of, in or to al	did declare that she does fer, renounce, release and sociats Successors and Assi I and singular the premises July	s freely, forever igns, all
My Commission Expires: 921-88			
RECORDED JUL 16 1981	at 12:59 P.M.	1425	61981
\$18,950.00 t 93 Drewry Rd., Avonda	Filed for record in the Office of the R. M. C. for Greenville County, S. C., at 12:5%'clock P. M. Jul. 16, 1981 and recorded in Real - Estate Mortgage Book 1547 at page 110 R.M.C. for G. Co., S. C.		CATIMER & WYLIE Attorneys at Law 700 E. North St., Suite 3 Greenville, S.C. 29501

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