MAY 28 1979

BRISSEY, LATHAM, FAYSSOUX SMITH & BARBARE, P.A.
850 Wade Hampton Boulevard
Greenville, South Carolina 29609

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(3) That it will keep the improvements now existing or hereafter erected on the mortgaged premises insured as may be required from time to time by the Mortgagee against loss by fire and other hazards, casualties and contingencies in such amounts and for such periods as may be required by the Mortgagee and that it will keep the improvements now existing or hereafter erected on the mortgaged premises in good repair, and in the case of a construction loan, that it will continue construction until completion without interruption, and should it fail to do so, the Mortgagee may, at its option, enter upon said premises to do so, and make whatever repairs are necessary, including the completion of any construction work undertaken, and charge the expenses for such repairs or the completion of such construction to the mortgage debt.

(4) That it will pay, when due, all taxes, public assessments, water rents and other governmental or municipal charges, fines or other impositions against the mortgaged premises. That it will comply with all governmental and municipal laws, ordinances and regulations affecting the mortgaged premises.

(5) That it hereby assigns all rents, issues and profits of the mortgaged premises to the Mortgagee, and agrees that should legal proceedings be instituted pursuant to this mortgage, or should any default hereunder, and after any default hereunder, and agrees that of the mortgaged premises, with full authority to the Mortgagee, at its option, and after notice to the Mortgagor, to take possession of said premises, at Chambers or otherwise, appoint a receiver, and collect the rents, issues and profits, including reasonable rental to be fixed by the Court in the case of the mortgaged premises, and after deducting all charges and expenses attending such proceeding and the expenses of managing said premises as required by the Court, to apply the net proceeds toward the payment of the debt secured hereby.

(6) That if there is a default in the terms of this mortgage, or of the note secured hereby, then, at the option of the Mortgagee, all sums then owing on said note and this mortgage shall be 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 of any suit in volving this Mortgage or the title to the premises covered hereby, or should it employ an attorney for the collection of any sums due under the debt secured hereby or any part thereof in the hands of any attorney at law for collection by suit or otherwise, all costs and expenses shall be paid by the Mortgagor, and a reasonable attorney's fee shall thereupon become due and payable immediately and be added to the debt secured hereby, and may be recovered and collected hereunder.

(7) That the Mortgagee shall hold and enjoy the premises above conveyed until there is a default under this mortgage or in the note secured hereby. It is the true meaning of this instrument that if the Mortgagor shall fully perform all the terms, conditions, and covenants of the mortgage and of the note secured hereby, then this mortgage shall be satisfied and released by the Mortgagee upon the payment of the lawful fees for the same, but otherwise to remain in full force and virtue.

(8) That the covenants and agreements 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

0109

WITNESS the Mortgagor's hand and seal this 28th day of May, 1979.

SIGNED, sealed and delivered in the presence of:

Elizabeth C. Longino (SEAL)

(SEAL)

(SEAL)

(SEAL)

FILED
GREENVILLE CO. S. C.
MAY 28 3 09 PM '79
DONNIE S. TANKERSLEY
R.M.C.

PROBATE

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

Personally appeared the undersigned witness and made oath that (he) saw the within named mortgagor sign, seal and as its act and deed deliver the within written instrument and that (s)he, with the other witness subscribed above witnessed the execution thereof.

RECORDED SEP 29 1978 at 11:33 A.M.

10135

SEP 29 1978

MORTGAGE

ex of P.A. Brissey

10135

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

Cancelled
Donnie S. Tankersley
RMC

ELIZABETH C. LONGINO
(formerly Elizabeth Cokes McAlister)

34910

TO

ITT DIVERSIFIED CREDIT CORP.

SATISFIED AND CANCELLED OF RECORD
28th DAY OF May 1979
Donnie S. Tankersley
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 3:09 O'CLOCK P. M. NO. 34910

Mortgage of Real Estate

I hereby certify that the within Mortgage has been this 29th day of September 1978 at 11:33 A. M. recorded in Book 1445 of Mortgages, page 719 As No.

Donnie S. Tankersley
Register of Mesne Conveyance Greenville County

Horton, Drawdy, Marchbanks, Ashmore, Chapman & Brown, P.A.
307 Pettigru Street
P. O. Box 10167 F.S.
Greenville, South Carolina 29603

$7,501.22

Lot 53 Lisa Dr.
"Wade Hampton Terrace"

10135 66 PAGE 765

4328 RV-2

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