

lot conveyed to me by H. C. Clevefand by deed dated April 27, 1928, recorded in office of R. M. C. for Greenville County in Vol. 125 Page 278.

Together with all and singular the Rights, Members, Hereditaments and appurtenances to the said Premises, or in anywise incident or appertaining.

To have and to hold all and singular the Premises before mentioned unto the said H. J. Henderson and C. B. Martin, their heirs and assigns forever.

And I do hereby bind myself and my heirs, executors and administrators to warrant and forever defend all and singular the said Premises unto the said H. J. Henderson and C. B. Martin their heirs and assigns, from and against me and my heirs, executors, administrators and assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.

And the said mortgagor agree to insure the house and buildings on said lot, for as much as the same will carry, in a company or companies satisfactory to the mortgagees, and keep the same insured from loss or damage by fire, and assigns the policy of insurance to the said mortgagees; and that in the event that the mortgagor shall at any time fail to do so, then the said mortgagee may cause the same to be insured in their names and reimburse themselves for the premium and expense of such insurance under this mortgage, with interest.

And if at any time any part of said debt, or interest thereon, be past due and unpaid I hereby assign the rents and profits of the above described premises to said mortgagees, or their heirs, Executors, administrators, assigns, and agree that any Judge 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, applying the net proceeds thereof (after paying costs of collection) upon said debt, interest, costs or expenses; without liability to account for any thing more than the rents and the profits actually collected.

And it is agreed by and between the said parties that the said mortgagor is to hold and enjoy the said premises until default of