

And the said Mortgagor... agree... to insure the house and... fire or windstorm in a sum not less than Five Hundred Fifty Dollars... company or companies satisfactory to the Mortgagee... and keep the same insured... insurance to the said Mortgagee...; and that in the event that the Mortgagee... shall at any time fail to do so, then the said Mortgagee... may cause the same to be insured in Mortgagee's name and reimburse himself... 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... hereby assign the rents and profits of the above described premises to said Mortgagee... or his Heirs, Executors, Administrators or 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 anything more than the proceeds actually collected.

PROVIDED ALWAYS, nevertheless, and it is the true intent and meaning of the parties to these Presents, that if the said mortgagor... do and shall and truly pay or cause to be paid unto the said Mortgagee... the debt or sum of money, with interest thereon, if any 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 totally null and void; otherwise to remain in full force and virtue.

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

WITNESS my hand and seal, this 24th day of June, in the year of our Lord one thousand, nine hundred and Forty-Eight

Signed, Sealed and delivered in the Presence of

E. W. King
J. L. Love

J. Frank Simmons (L.S.)

(L.S.)
(L.S.)
(L.S.)
(L.S.)

The State of South Carolina, } MORTGAGE OF REAL ESTATE
GREENVILLE County

PERSONALLY APPEARED before me, E. W. King and made oath that he saw the within named J. Frank Simmons

sign, seal and as his act and deed deliver the within written deed, and that he, with J. L. Love witnessed the execution thereof.

Sworn to before me, this 24th day of June, A.D., 1948
J. L. Love (SEAL)
Notary Public for S. C.

E. W. King

The State of South Carolina, } RENUNCIATION OF DOWER
County

I, _____ do hereby certify unto all whom it may concern, that Mrs. _____

the wife of the within named _____ did this day appear before me and upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release and forever relinquish unto the within named _____

Heirs and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the Premises within mentioned and released.

Given under my hand and seal this _____ day of _____ A.D., 19____

(SEAL)
Notary Public for S. C.

Recorded June 25th, 1948 at 4:27 P. M. #13936