9. It is agreed that the Mortgagor 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 this mortgage, and of the note secured hereby, this mortgage shall be utterly null and vold; otherwise to remain in full force and virtue. If there is a default in any of the terms, conditions or covenants of this mortgage, or of the note secured hereby, then, at the option of the Mortgagee, all sums then owing by the Mortgage or to the Mortgagee shall become 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 to any suit involving this Mortgage or the title to the premises described herein, or should the debt secured hereby or any part thereof be placed in the hands of an attorney at law for collection by suit or otherwise, all costs and expenses incurred by the Mortgagee, and a reasonable attorney's fee, shall thereupon become due and payable, immediately or on demand, at the option of the Mortgagee, as a part of the debt secured hereby, and may be recovered and collected hereunder. of the debt secured hereby, and may be recovered and collected hereunder.

10. The covenants herein 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 number shall include the plural, the plural the singular, the use of any gender shall be applicable to all genders, and the term "Mortgagee" shall include any payee of the indebtedness hereby secured or any transferce thereof whether by operation of law or otherwise.

WITNESS The Mortgagor(s) hand and seal this	2nd day of March, 19 70.
Signed, sealed, and delivered	LEAKE & GARRETT, INC.
in the presence of:	Président (SEAL)  Sec. Treas. (SEAL)
	(SEAL)
STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE	Probate
PERSONALLY appeared before me S	helby W. Boling
officers, Frank S. Leake, Jr., Pre Treasurer.	Garrett, Inc., by its duly author esident and G. Sidney Garrett, Secre deliver the within written deed, and thatshe, with
C. Thomas Cofield, III.,	witnessed the execution thereof.
SWORN to before me this the 2nd	6: 22:
A. D., 19 70.    Notary Public for South Carolina   My Comm. Expires Dec. 15, 1979.	Totallegger Sollar J
STATE OF SOUTH CAROLINA COUNTY OF	Renunciation of Dower (NOT NECESSARY)
1, a No	tary Public for South Carolina, 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 privatel she does freely, voluntarily and without any compulsi soever, renounce, release and forever relinquish unto SAVINGS AND LOAN ASSOCIATION, its successors ber right and claim of Dower of, in or to all and singu GIVEN under my hand and seal,	on, dread or fear of any person or persons whom- the within named FOUNTAIN INN FEDERAL
this day of	
A, D., 19	
Notary Public for South Carolina (SEAL)	

Recorded March 11, 1970 at 4:40 P. M., #19828.