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on 1914 to the dealers the selection of hereafter alother option of the Modrange, for the conference that purposes one must be conference herein. Plus modified shall also be the conference herein. Plus modified shall also be the mode hereafter to the Modrange by the Modrange so the modern teacher that the modern teac D Brd Serve secure the Mortgood to

(2) That it is the specified by the construction of the control engine of property control as the required from time to fine the the Metrogeness, the control of the control of the control of the design of the control of the control

(2) That it will keep the logical emocks are a datagraph handler created in good repair, and, in the case of a construction loan, that it will continue to attract or and long whom it is continue to attract or and long whom it is completed in the completion of any contract enter under the completion of any contract even work underway, and charge the expenses for such repairs or the completion of such construction to in matterial debt.

4) That it will pay when due all tax's public assessments, and other governmental or municipal charges, lines or other impositions against the mertgaged promises. That it will snaply with all governmental and municipal laws and regulations affecting the mortgaged premises.

(5) That it hardly assens all cores issues and profits of the mortraged premises from and after any, default bereinded, and agrees that, should legal proceedings be lested ted pursuant to this instrument, any judge basing jurisdiction may, at Chambers or otherwise, appoint a receiver of the nortragied permiss, with coll authority to take possession of the mortragied permiss and collect the rents, issues and prints, including a reasonable metal to be for the the Court in the event said premises up one peak by the mortragied and after deducting all charges and expenses attending such plus each of the court of the rents issues and profits toward the payment of the test such permission of the rents. debt secured herebyy

(6) That if there is a default in any of the terms, conditions, or covermants of this mortgage, or of the note secured hereby, then, at the opition of the Mortgages all some than overage by the Mortgagor to the Mortgagor shall become annual lately due and payable, and this mortgage may be foreclosed. Should any legal proceedings be instituted for the foreclosure of the mortgage, or should the Mortgagee become a party of any suit instituted for the foreclosure of the mortgage, or should the Mortgagee become a party of any suit instituted for the foreclosure of the mortgage or the title to the premises described herein, or should the debt secured hereby or any part therein for should the debt secured hereby or any part therein for should the debt secured by the Mortgagee, and at reasonable attorney's fee, shall thereupon become due and payable minediately or on demand, at the option of the Mortgagee, as a part of the debt secured hereby, and may be recovered and collected hereinsder.

(7) 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 thes astronoment that if the Mortgagor shall fully perform all the trues, conditions, and covenants of the mortgage, and of the note secured hereby, that then this mortgage shall be utterly null and void, otherwise to remain in full force and virtue.

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

March <sub>19</sub> 73 2nd WITNESS the Mortengor's band and seal this day of SIGNED, scaled and delivered in the presence of: Robert B. Bruce (SEAL) (SEAL) (SEAL) STATE OF SOUTH CAROLINA PROBATE COUNTY OF GREENVILLE Personally appeared the understanced witness and made outh that (s)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. 19 73 sworn to before me this 2nd March Notary Public for South Carolina. My Commission Expires: 4/7/79 STATE OF SOUTH CAROLINA RENUNCIATION OF DOWER COUNTY OF GREENVILLE I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named mortgagor(s) respectively, did this day appear before me, and each, upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, diread or fear of any person whomsoever, renounce, release and forever relinquish unto the mortgage(s) and the mortgage(s)(s) heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released. CIVEN under my hand and seal this 2nd day of March

**2**(SEAL.)

Notary Public for South Carolina.
My Commission Expires: 4/7/79 Recorded March 6, 1973 at 2:24 P. M., # 24937