

(3) That it will keep all expenses incurred in the preparation of the note and mortgage, and that it will contribute to the taxes and the payment of all expenses incurred in the preparation of the note and mortgage, make state or local taxes and other charges, the collection of which may be delayed, and cause the expenses for such repairs until the completion of such collection, to be the mortgagor's debt.

(4) That it will pay, when due, all taxes, plus the amounts and other expenses of collection, and other legal actions against the mortgaged premises. That it will comply with all provisions of all local, state, and federal laws and regulations affecting the mortgaged premises.

(5) That it hereby assumes all rents, costs and profits of the mortgaged premises from and after the day of its foreclosures, and agrees that, should legal proceedings be instituted hereon, that it is entitled to and shall have the right to the services of an attorney or otherwise, appoint a receiver of the mortgaged premises, with full authority to take possession of the mortgaged premises, and to collect therefrom rents and profits, including a reasonable rental to be fixed by the Court in the event said premises are occupied by the mortgagor and after deducting all charges and expenses attending each proceeding and the execution of its trust as receiver, shall apply the residue of the rents, issues and profits toward the payment of the debt secured hereby.

(6) That 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 Mortgagor, all sums then owing by the Mortgagor to the Mortgagor 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 Mortgagor become a party of 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 any attorney or law firm, then by him or otherwise, all costs and expenses incurred by the Mortgagor, and a reasonable attorney's fee, shall thereupon become due and payable immediately or on demand, at the option of the Mortgagor, as a part of the debt secured hereby, and may be recovered and collected hereunder.

(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 this instrument that if the Mortgagor shall fully perform all the terms, 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.

WITNESS the Mortgagor's hand and seal this 6th day of August 19 73

SIGNED, sealed and delivered in the presence of:

Mary D. Jones

Louise G. Bell (SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

PROBATE

Personally appeared the undersigned witness and made oath 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.

SWORN to before me this 6th day of August 19 73

Mary D. Jones (SEAL)
Notary Public for South Carolina.
My Commission Expires May 9, 1983

Quetta Revere

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

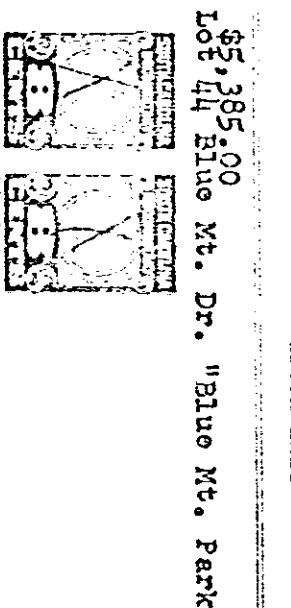
RENUNCIATION OF DOWER
(Female Mortgagor)

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, dread or fear of any person whatsoever, renounce, release and forever relinquish unto the mortgagor(s) and the mortgagor(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.

GIVEN under my hand and seal this

6th day of August 19 73
Mary D. Jones (SEAL)

Notary Public for South Carolina. Recorded August 16, 1973 at 10:45 A.M., # 4929
My Commission Expires May 9, 1983



MOTOR CONTRACT COMPANY	
OF	Greenville
123 Went Anttrim Drive	
Greenville, South Carolina 29607	
Mortgage of Real Estate	
I hereby certify that the within Mortgage has been this 16th day of August 19 73, at 10:45 A.M. recorded in Book 1208 of Mortgages, page 152, As No. _____.	
Register of Deeds Conveyance	Greenville County
\$5,385.00 Lot 44 Blue Mt. Dr. "Blue Mt. Park"	

✓
SEARCHED
INDEXED
FILED
AUG 16 1973

COUNTY OF Greenville X 43223

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