

TOGETHER with all and singular the rights, members, hereditaments and appurtenances to the said Premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD, all and singular, the said Premises unto the said Aug. W. Smith, as agent aforesaid
his heirs and assigns forever. And

do hereby bind myself, my heirs, executors and administrators
to warrant and forever defend all and singular the said premises unto the said Aug. W. Smith as agent aforesaid
his 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 agrees to insure the house and buildings on said lot in a sum not less than Eight Thousand (\$8000.00)
Dollars, in a company or companies satisfactory to the mortgagee and keep the same insured from loss or damage
by fire, and assign the policy of insurance to the said mortgagee, 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 his 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 I 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 thereafter (after paying costs of collection), upon said debt, interest, cost or expenses; without liability to account for anything more than the
rents and profits actually collected.

PROVIDED ALWAYS, NEVERTHELESS, and it is the true intent and meaning of the parties to these Presents, that if I the
said mortgagor, do and shall well and truly pay or cause to be paid unto the said mortgagee the debt or sum of money aforesaid, 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 utterly 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 is to hold and enjoy the said
Premises until default of payment shall be made.

WITNESS my hand and seal, this 19th day of January
in the year of our Lord one thousand nine hundred and twenty-two and in the one hundred and forty-sixth
year of the Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of
H. L. Podd } C. O. Hobbs (L. S.)
P. F. Hunt } (L. S.)
(L. S.)
(L. S.)

THE STATE OF SOUTH CAROLINA, } MORTGAGE OF REAL ESTATE.
Greenville County.

PERSONALLY appeared before me, H. L. Podd
and made oath that he saw the within named C. O. Hobbs
sign, seal, and as his act and deed, deliver the within written Deed; and that P. F. Hunt he with
P. F. Hunt witnessed the execution thereof.

SWORN to before me, this 19th
day of January A. D. 1922
P. F. Hunt (SEAL.) } H. L. Podd
Notary Public for South Carolina.

THE STATE OF SOUTH CAROLINA, } RENUNCIATION OF DOWER.
Greenville County.

I, P. F. Hunt Notary Public
do hereby certify unto all whom it may concern, that Mrs. Alberta J. Hobbs
wife of the within named C. O. Hobbs 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
Aug. W. Smith, as agent aforesaid, his
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 19th
day of January A. D. 1922 } Mrs. Alberta J. Hobbs
P. F. Hunt (L. S.)
Notary Public for South Carolina.

Recorded January 20th, 1922