

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 The Prudential Insurance Company of America its successors and assigns, forever. And we do hereby bind ourselves and our successors heirs, executors and administrators, to warrant and forever defend all and singular the said premises unto the said The Prudential Insurance Company of America its successors and assigns from and against ourselves and our successors

heirs, executors, administrators and assigns and all others whomsoever, lawfully claiming or to claim the same or any part thereof.

AND IT IS AGREED, by and between the said parties, that the said Mortgagor S. their heirs, executors or administrators, shall and will forthwith erect on said lot, or shall fail to assign the said policy or policies of insurance to the Mortgagee, its successors or assigns, become at once due and payable and this Mortgage may be foreclosed by said Mortgagee, its successors or assigns.

PROVIDED ALWAYS, NEVERTHELESS, and it is the true intent and meaning of the parties to these presents, that if we the said Mortgagor S. their do and shall well and truly pay or cause to be paid unto the said Mortgagee, its successors or assigns, the said debt or sum of money aforesaid, with the interest thereon, if any shall be due, according to the true intent and meaning of the said Note, and all sums of money provided to be paid by the Mortgagor S. their heirs, executors, administrators or assigns, under the covenants of this Mortgage, then this deed of bargain and sale shall cease, determine, and be utterly null and void;

otherwise it shall remain in full force and virtue. AND IT IS AGREED, by and between the said parties, that the Mortgagor S. are to hold and enjoy the said premises until default in any payment of principal, or of any interest at the time the same is due, shall be made. Upon any default in the payment of any of the principal of said debt, or of any interest thereon, at the time the same is due; or upon any default in the payment of any and all sums of money provided to be paid by the Mortgagor S. their heirs, executors, administrators or assigns, under the covenants of this Mortgage; or if the Mortgagor S. their heirs, executors, administrators or assigns, shall at any time fail or neglect to insure and keep insured the house and buildings now or hereafter erected on said lot, or shall fail to assign the said policy or policies of insurance to the Mortgagee, its successors or assigns, the whole debt shall, at the option of the Mortgagee, its successors or assigns, become at once due and payable and this Mortgage may be foreclosed by said Mortgagee, its successors or assigns.

It is agreed and covenanted by and between the said parties that if the said Mortgagor S. do not hold said premises by title in fee simple, or have not good right and lawful authority to sell, convey or encumber the same; or if said premises are not free and clear of all liens and encumbrances whatsoever; or if any suits have been begun or shall be begun affecting the same, or if any tax or assessment be made or levied upon the debt secured hereby or upon the Mortgagee, or its successors or assigns, for or on account of this loan, either by the State or County, or for any local purpose, the Mortgagee, or its successors, shall have the right to declare the entire indebtedness secured hereby at once due and payable and the Mortgagor S. or the person or persons claiming or holding under the Mortgagor shall at once pay the entire indebtedness secured thereby.

The Mortgagor S. will pay all taxes or charges and any public rates or assessments on the above described property, and every part thereof, promptly as they become due and before they become delinquent, and upon the Mortgagor S. failure to so pay the said taxes, charges, public rates or assessments, the Mortgagee shall have the right to pay same, and any sums so paid shall stand secured by this mortgage and bear interest from the date of payment until repaid at the rate of 5% per cent. per annum.

And it is further agreed and covenanted by and between the said parties that until the debt hereby secured be paid, the said Mortgagor S. their heirs, executors, administrators or assigns, shall and will pay all taxes or assessments on the property hereby mortgaged or this mortgage or note secured hereby when due and payable, and in case they fail to do so, the said Mortgagee, its successors or assigns, may pay said taxes or assessments together with any costs or penalties incurred thereon or any part thereof, and reimburse itself for the same under this mortgage.

And it is further agreed and covenanted between the said parties, that in case the debt secured by this Mortgage or any part thereof is collected by suit or action or this Mortgage be foreclosed, or put into the hands of an attorney for collection, suit, action or foreclosure, the said Mortgagor S. their heirs, executors, administrators or assigns, shall be chargeable with all costs of collection, including ten (10) per cent. of the principal and interest on the amount involved as attorney's fees, which shall be due and payable at once, which charges and fees, together with all costs and expenses, are hereby secured and may be recovered in any suit or action hereupon or hereunder.

WITNESS our hand S. and seal S., this 27th day of August in the year of our Lord one thousand nine hundred and twenty eight and in the one hundred and fifty third year of the Sovereignty and Independence of the United States of America.

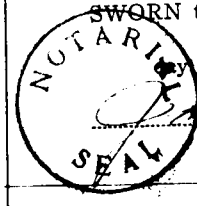
Signed, sealed and delivered in the presence of  
as to David Kohn, John Plyler  
as to Charlotte Stevenson, John Plyler  
as to August Kohn, John Plyler  
Maffey Rouquie Fibek  
Arthur J. Lyon  
as to B. B. Lyon  
M. V. Rothwell

David Kohn, L.S. as executor of estate of Camille J. Kohn, dec'd. (L. S.)  
B. B. Lyon, as executor of (L. S.)  
Est. of Camille J. Kohn, dec'd. (L. S.)  
August Kohn, as executor of (L. S.)  
and of estate of Est. of Camille J. Kohn, dec'd. (L. S.)

STATE OF SOUTH CAROLINA,  
County of Greenville  
PERSONALLY appeared before me Charlotte Stevenson

and made oath that S. he saw the within named David Kohn, as Executor  
sign, seal, and as his act and deed, deliver the within written Deed; and that S. he with J. L. Plyler  
witnessed the execution thereof.

SWORN to before me, this 20th day of August A. D. 1928  
of John J. Plyler  
Notary Public for South Carolina.



Charlotte Stevenson

STATE OF SOUTH CAROLINA,  
County of \_\_\_\_\_  
I, \_\_\_\_\_

do hereby certify unto all whom it may concern, that Mrs. \_\_\_\_\_ did this day appear before me, and upon being the wife of the within named \_\_\_\_\_ 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 \_\_\_\_\_ its successors 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 \_\_\_\_\_ Anno Domini 19\_\_\_\_

\_\_\_\_\_  
(L. S.)  
Notary Public for South Carolina.

FOR PROSTATE TO THIS MORTGAGE, SEE MORTGAGE BOOKS 50 AT PAGE 265

Recorded Aug 28, 1928, at 11:00 o'clock, A. M.