

feet to iron pin in center of public road; thence along said road N. 17-26 W. 181.5 feet to iron pin on bank of branch, the beginning corner, containing 44.1 acres, and being the same tract of land conveyed to Clovie G. Howell by deed recorded in R.M.C. Office for Greenville County, S.C. in Book of Deeds "109" at Page 318. It is understood and agreed between the parties that this mortgage is a first lien on tract No. 2, as described above, and is a second lien on the tract described as Tract No. 1, being junior only to the mortgage held by Vance Edwards, recorded in R.M.C. Office for Greenville County, S.C. in Book of Mortgages "139" at Page 79.

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 Mortgagee, and his Heirs and Assigns, forever. And we do hereby bind ourselves and our Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said Mortgagee and his Heirs and Assigns, from and against us and our Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim same or any part thereof.

And the said Mortgagor S agree S to insure the house and buildings on said lot in a sum of not less than _____ 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 S 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, we 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 thereof (after paying costs of collection) upon said debt, interest, costs 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 the said Mortgagor S do and shall well and truly pay or cause to be paid unto the said Mortgagee _____ the debt or sum of money, 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 S are to hold and enjoy the said Premises until default of payment shall be made.

WITNESS our hand S and seal S, this 7th day of November in the year of our Lord one thousand, nine hundred and thirty-four and in the one hundred and fifty-ninth year of the Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of

Kitty Browne
Ben C. Thornton

M. E. Howell (L. S.)
Clovie G. Howell (L. S.)

(L. S.)
(L. S.)

THE STATE OF SOUTH CAROLINA }
Greenville County

MORTGAGE OF REAL ESTATE

PERSONALLY appeared before me Kitty Browne and made oath that she saw the within named M. E. Howell and Clovie G. Howell sign, seal and as their act and deed deliver the within written deed, and that she with Ben C. Thornton witness the execution thereof.

SWORN TO before me this 7th day of November, A. D., 1934.
Ben C. Thornton (L. S.)
Notary Public for South Carolina.

Kitty Browne

THE STATE OF SOUTH CAROLINA }
Greenville County

RENUNCIATION OF DOWER

I, J. L. Love, a Notary Public for S.C., do hereby certify unto all whom it may concern that Mrs. Clovie G. Howell, the wife of the within named M. E. Howell, 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 Vance Edwards, and his Heirs and Assigns, all her interest and estate, and also all her rights and claim of Dower of, in or to all and singular the Premises within mentioned and released.

Given under my hand and seal, this 7th day of November, A. D., 1934.
J. L. Love (L. S.)
Notary Public for South Carolina.

Clovie G. Howell

Recorded November 8th, 1934, at 9:50 o'clock A. M.