

G.R.E.M.-2-a

State of South Carolina) For value received, I, Mamie Wood Hawkins, County of Greenville) Executrix of the estate of William Manley Hawkins, Deceased, do hereby assign, set over and transfer to Mamie Wood Hawkins, individually, the within mortgage and the note which the same secure, without recourse.

This 18th day of December, 1959.

Witnesses - Dorothy S. Wilson Ruth Clark Mamie Wood Hawkins as Executrix of the estate of William Manley Hawkins

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 M. W. Hawkins, and his

Assignment filed and recorded March 30, 1966 at 1:56 P.M. # 28957

Heirs and Assigns forever. And I do hereby bind myself and my Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said M. W. Hawkins, and 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 agree to insure the house and buildings on said lot in a sum not less than Fifteen Hundred

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 Mortgagor's name and reimburse mortgagee 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, costs or expenses; without liability to account for anything more than the rents and profits actually collected,

PROVIDED ALWAYS, nevertheless, and that 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 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 April in the

year of our Lord one thousand, nine hundred and Forty-four and in the one hundred and

Sixty-ninth year of the Independence of the United States

of America.

Signed, sealed and delivered in the presence of Irvin F. Dillon W. E. Hawkins (L. S.)

Mary W. De Martini (L. S.)

(L. S.)

(L. S.)

New York

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

Rockland County, South Carolina } Personally appeared before me Irvin F. Dillon

and made oath that he saw the within named W. E. Hawkins

sign, seal and as his own free act and deed deliver the within written deed, and that he with

Mary W. De Martini witnessed the execution thereof.

SWORN TO before me this 19th

day of April A. D. 1945 Irvin F. Dillon

G. Walter Finch (L. S.)

Notary Public for South Carolina New York

Rockland County

THE STATE OF SOUTH CAROLINA, New York } RENUNCIATION OF DOWER.

I, Irvin F. Dillon Notary Public for S. C.,

do hereby certify unto all whom it may concern that Mrs. Eva Arbutus Hawkins

the wife of the within named W. E. Hawkins

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 M. W. Hawkins, and 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 April A. D. 1945 Eva Arbutus Hawkins

Irvin F. Dillon (Seal)

Notary Public, Rockland County