

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 H. K. Townes, Attorney, his Successors
 _____ ~~XXXXXX~~ and Assigns forever. And
 said corporation _____

It does hereby bind itself _____, its successors and assigns, to warrant
 and forever defend all and singular the said Premises unto the said H. K. Townes, Attorney, his Successors
 _____ ~~XXXXXX~~ and Assigns from and against
itself _____ and its Successors and Assigns and every person whomso-
 ever lawfully claiming or to claim the same or any part thereof.

And the said mortgagor agrees to insure the house and building on said lot in a sum not less than X
 _____ 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 X _____ name and reimburse X
 _____ for the premium and expenses 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, said corporation does _____
 _____ hereby assigns the rents and profits of the above described premises to said mortgagee, or
 _____ 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 cost 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 it
 _____, the said mortgagor, does 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.

IN WITNESS WHEREOF, the said granting corporation has caused its corporate seal to be hereunto affixed and these Presents to be subscribed by its duly
 authorized officers W. D. Workman, president, and Vivian W. Workman, Secretary
 _____ on this, the 10th day of July in the
 year of our Lord one thousand nine hundred and forty-five and in the one hundred and seventieth
 _____ year of the Sovereignty and Independence of the United States.

Signed, sealed and delivered in the presence of:
F. C. Lupo } MARSMEN, INC.,
Emilie M. Bird } BY W. D. Workman, President
Emilie M. Bird } and Vivina W. Workman, Secretary
 (Seal) } (SEAL)

STATE OF SOUTH CAROLINA, }
 Greenville County. }
 PERSONALLY appeared before me F. C. Lupo and made oath that
 he saw W. D. Workman as President and Vivian W. Workman as Secretary of Marsmen, Inc.,
 a corporation chartered under the laws of the State of South Carolina, sign, seal with its corporate seal; and as the act and deed of said corporation, deliver the within
 written mortgage, and that he, with Emilie M. Bird witnessed the execution thereof.
 Sworn to and subscribed before me this 10th day of
July A. D. 1945
Emilie M. Bird (Seal) } F. C. Lupo
 Notary Public, S. C.

Recorded July 19th 19 45 at 4:45 o'clock P. M.
 BY: N.S.