

of his trust as receiver, shall apply the residue of the rents, issues, and profits, toward the payment of the debt secured hereby.

It is agreed that the Mortgagor shall hold and enjoy the premises above conveyed until there is a default under this mortgage or in the note secured hereby . If the Mortgagor shall fully perform all the terms, conditions, and covenants of this mortgage, and of the note secured hereby, then this mortgage shall be null and void; otherwise remain in full force and virtue. If there is a default in any of the terms, conditions, or covenants of this mortgage, or of the note secured hereby, then, at the option of the Mortgagee, all sums then owing by the Mortgagor to the Mortgagee shall become immediately due and payable and this mortgage may be foreclosed. The Mortgagor waives the benefit of any appraisement laws of the State of South Carolina. Should the Mortgagee become a party to any suit involving this mortgage or the title to the premises described herein(excluding legal proceedings instituted for the foreclosure or for the collection of the debt secured hereby) all costs and expenses reasonable incurred by the Mortgagee, and a reasonable attorney's fee, shall be secured hereby and shall become due and payable thirty(30) days after demand. Should any legal proceedings be instituted for the foreclosure of this mortgage , or should the debt secured hereby or any part thereof be placed in the hands of an attorney-at-law for collection by suit or otherwise , all costs and expenses , including continuation of abstract and a reasonable attorney's fee, shall be secured hereby, shall become due and payable immediately or on demand, and may be recovered and collected hereunder.

If the indebtedness secured hereby be guaranteed or insured under the Servicemen's Readjustment Act, as amended, such Act and Regulations issued thereunder and in effect on the date hereof shall govern the rights , duties, and liabilities of the parties hereto, and any provisions of this or other instruments executed in connection with said indebtedness which are inconsistent with said Act or Regulations are hereby amended to conform thereto.

The covenants herein contained shall bind, and the benefits and advantages shall inure to, the respective heirs, executors, administrators, successors, and assigns of the parties hereto. Whenever used, the singular number shall include the plural, the plural the singular, the use of any gender shall be applicable to all genders, and the term "Mortgagee" shall include any payee of the indebtedness hereby secured or any transferee thereof whether by operation of law or otherwise.

WITNESS my hand(s) and seal(s) this 20th day of November, 1946

Signed, sealed, and delivered in presence :
Cecile Smith
Patrick C. Fant

Joseph H. Chewning (SEAL)

STATE OF SOUTH CAROLINA,)
)ss:
COUNTY OF GREENVILLE)

PERSONALLY appeared before me, Cecile Smith, and made oath that xhe saw the within-named Joseph H. Chewning sign, seal, and as his act and deed deliver the within deed, and that deponent, with Patrick C. Fant witnessed the execution thereof

Cecile Smith

Sworn to and subscribed before me this 20th day of November, 1946

Patrick C. Fant
Notary Public for South Carolina.

STATE OF SOUTH CAROLINA,)
) RENUNCIATION OF DOWER
COUNTY OF GREENVILLE,)

I , Patrick C. Fant, a Notary Public in and for South Carolina, do hereby certify unto all whom it may concern that Mrs. Annie G. Chewning, the wife of the within-named Joseph H. Chewning 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 Bank of Greenwood, S. C., its successors and assigns, all her interest and estate, and also all her right, title, and claim of dower of, in, or to all and singular the premises within mentioned and released.

Given under my hand and seal, this 20th day of November 1946.

Annie G. Chewning (SEAL)

Patrick C. Fant
Notary Public for South Carolina.