

And the said mortgagor... Seven Hundred Fifty Dollars in a company or companies satisfactory to the mortgagee from loss or damage by fire or tornado...

Dollars from loss or damage by fire or tornado, and assign and deliver the policies of insurance to the said mortgagee, and that in the event the mortgagee... shall at any time fail to do so, then the mortgagee may cause the same to be insured and reimburse itself for the premium...

AND should the Mortgagee, by reason of any such insurance against loss by fire or tornado as aforesaid, receive any sum or sums of money for any damage by fire or tornado to the said building or buildings, such amount may be retained and applied by it toward payment of the amount hereby secured...

In case of default in the payment of any part of the principal indebtedness, or of any part of the interest, at the time the same becomes due, or in the case of failure to keep insured for the benefit of the mortgagee the houses and buildings on the premises against fire and tornado risk, as herein provided...

And it is further covenanted and agreed that in the event of the passage, after the date of this mortgage, of any law of the State of South Carolina deducting from the value of land for the purpose of taxing any lien thereon, or changing in any way the laws now in force for the taxation of mortgages or debts secured by mortgage for State or local purposes...

And in case proceedings for foreclosure shall be instituted, the mortgagor... agree... to and does hereby assign the rents and profits arising or to arise from the mortgaged premises as additional security for this loan...

PROVIDED ALWAYS, nevertheless, and it is the true intent and meaning of the parties to these Presents, that if... 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...

AND IT IS AGREED by and between the said parties that said mortgagor... shall be entitled to hold and enjoy the said Premises until default shall be made as herein provided.

WITNESS my hand and seal this 31st day of January in the year of our Lord one thousand, nine hundred and forty-eight and in the one hundred and seventy-second year of the Independence of the United States of America.

Signed, sealed and delivered in the Presence of:

Margaret McCreary
Patrick C. Fant

Carl E. Martin (L.S.)
(L.S.)
(L.S.)
(L.S.)

The State of South Carolina,
Greenville County

PROBATE

PERSONALLY appeared before me Margaret McCreary and made oath that he saw the within named Carl E. Martin sign, seal and as his act and deed deliver the within written deed, and that Patrick C. Fant witnessed the execution thereof.

Sworn to before me, this 31st day of January 1948
Patrick C. Fant (L.S.)
Notary Public for South Carolina

Margaret McCreary

The State of South Carolina,
County

PURCHASE MONEY MORTGAGE - NO DOWER
RENUNCIATION OF DOWER

I, do hereby certify unto all whom it may concern that Mrs. 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 whatsoever, renounce, release and forever relinquish unto the within named, heirs, successors and assigns, all her interest and estate and also all her right and claim of Dower, in, or to all and singular the Premises within mentioned and released.

Given under my hand and seal, this day of A. D. 19 (L.S.)
Notary Public for South Carolina

Recorded February 17th, 1948, at 2:23 P.M. #5323