

And the said Mortgagor agree to insure the house and buildings on said lot against loss or damage by fire or windstorm in a sum not less than _____ Dollars in a company or companies satisfactory to the Mortgagee, and keep the same insured, 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 _____ 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, _____ hereby assign 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 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 do and shall 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 is to hold and enjoy the said Premises until default of payment shall be made.

WITNESS my hand and seal, this 1st day of June, in the year of our Lord one thousand, nine hundred and forty eight.

Signed, Sealed and delivered in the Presence of

Margaret McCreary (L.S.)
Patrick C. Fant (L.S.)
J.B. Vernon (L.S.)

The State of South Carolina, } MORTGAGE OF REAL ESTATE
Greenville County }
PERSONALLY APPEARED before me Margaret McCreary and made oath that she saw the within named J.B. Vernon

sign, seal and as his act and deed deliver the within written deed, and that she, with Patrick C. Fant witnessed the execution thereof. Sworn to before me, this 1st day of June A.D., 1948. Patrick C. Fant (SEAL) Notary Public for S. C. Margaret McCreary

The State of South Carolina, } PURCHASE MONEY MORTGAGE
Greenville County } RENUNCIATION OF DOWER
I, _____ do hereby certify unto all whom it may concern, that Mrs. Aleathea T. Vernon the wife of the within named J.B. Vernon 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 M. Edwards, 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 1st day of June A.D., 1948. (SEAL) Notary Public for S. C.