

AND IT IS AGREED, by and between the said parties, that I the mortgagor am to hold and enjoy the said premises until default of payment shall be made.

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 its successors, Executors, Administrators, or, Assigns, and agree that any Judge of a court of competent jurisdiction 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 and expenses without liability to account for anything more than the rents and the profits actually collected.

WITNESS my hand and seal this 10th. day of August in the year of our Lord one thousand nine hundred and ~~thirty~~ Forty-Eight,

Signed, Sealed and Delivered in the presence of

*Rachel D. Trotter* } *J. W. James* (L. S.)  
*John LaRue Hinson* } \_\_\_\_\_ (L. S.)

State of South Carolina, }  
County of Greenville

PROBATE

PERSONALLY APPEARED BEFORE ME Rachel D. Trotter,

and made oath that she saw the within named John W. James, sign, seal and as his act and deed deliver the within written deed and that she with J. LaRue Hinson, witnessed the execution thereof. Sworn to before me, this 10th.

day of August, A. D. 1948 } *Rachel D. Trotter*  
*John LaRue Hinson* (SEAL) }  
Notary Public, S. C.

State of South Carolina, }  
County of Greenville

RENUNCIATION OF DOWER

I, J. LaRue Hinson, a Notary Public for South Carolina, do hereby certify unto all whom it may concern, that Mrs. Nettie H. James

the wife of the within named John W. James, 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 The Guardian Life Insurance Company of South Carolina, ~~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 10th. day of August, A. D. 1948. } *Nettie H. James*  
*John LaRue Hinson* (SEAL) }  
Notary Public, S. C.