

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 I hereby assign the rents and profits of the above described premises to said mortgagee, or its successors, 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 and expenses without liability to account for anything more than the rents and the profits actually collected.

WITNESS my hand and seal this 14th day of December in the year of our Lord one thousand nine hundred and fifty-four.

Signed, Sealed and Delivered in the presence of Burnet R. Maybank, Albert L. Nivens (S.), Frances Raines (L.S.)

South State of South Carolina, } PROBATE COUNTY OF GREENVILLE GREENVILLE

PERSONALLY APPEARED BEFORE ME Frances Raines and made oath that she saw the within named Albert L. Nivens sign, seal and as his act and deed deliver the within written deed and that she with Burnet R. Maybank, Jr. witnessed the execution thereof.

Sworn to before me, this 14th day of December, A. D., 1954. Burnet R. Maybank, Jr. (SEAL) Notary Public, S. C. Frances Raines

NORTH State of South Carolina, } RENUNCIATION OF DOWER COUNTY OF GASTON Gaston

D. B. Price, a Notary Public for North Carolina, do hereby certify unto all whom it may concern, that Mrs. Hazel P. Nivens the wife of the within named Albert L. Nivens 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 South Carolina National Bank of Greenville, S.C., its successors, 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 December, A. D. 1954. D. B. Price (SEAL) Notary Public, S.C. My Commission expires March 15th 1955 Hazel P. Nivens (1)