

And if at any time any part of said debt, or interest thereon, be past due and unpaid, The Mortgagee
Successors hereby assign the rents and profits of the above described premises to said mortgagee, or it's
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 thereafter (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 well and truly pay or cause to be paid
unto the said mortgagee the debt or sum of money aforesaid, 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 said mortgagor is
to hold and enjoy the said Premises until default of payment shall be made.

WITNESS my hand and seal, this 29th day of March
in the year of our Lord one thousand, nine hundred and sixty and
in the one hundred and eighty fourth year of the Independence of the
United States of America.

Signed, sealed and delivered in the presence of
Mary Ciarlone } *James Taylor* (L.S.)
J. B. Outlaw } (L.S.)
(L.S.)
(L.S.)

THE STATE OF SOUTH CAROLINA } Mortgage of Real Estate
Greenville County.

PERSONALLY appeared before me Mary Ciarlone and made oath
that she saw the within named James Taylor
sign, seal and as his act and deed deliver the within written deed, and that she
with J. B. Outlaw witnessed the execution thereof.

SWORN TO before me this 30th day
of March A. D., 1960
J. B. Outlaw (L. S.)
Notary Public for South Carolina
Mary Ciarlone

THE STATE OF SOUTH CAROLINA } Renunciation of Dower
Greenville County.

I, J. B. Outlaw, do hereby certify unto
all whom it may concern that Mrs. Elizabeth J. Taylor the wife of the
within named James Taylor 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 Nix & Company, Incorporated
their 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 30th
day of March A. D., 1960
J. B. Outlaw (L. S.)
Notary Public for South Carolina
Elizabeth J. Taylor

Recorded April 9th, 1960 at 9:15 A.M. # 27708