

6. It is also Covenanted and Agreed, that in case said debt, or any part thereof, is established by any action for foreclosure or of debt on the said Note that the said STATE BANK & TRUST CO. in addition to the said debt shall also recover of the said mortgagors all attorney's fees incurred not to exceed Ten per cent. of the amount of this debt and interest, or in case the said Note and mortgage shall be placed with an attorney for collection, all attorney's fees shall be due and collectible as a part of this debt and stand secured by this mortgage.

7. It is also Covenanted, that the said Charlie C. Kirby, Jr. and Janie F. P. Kirby shall hold and enjoy the possession of the said Premises until default of payment as herein provided or a breach of some of the covenants and agreements herein shall be made.

WITNESS our Hand s and Seal s this the 1st day of September, A. D., 1960, Nineteen Hundred Sixty.

Signed, Sealed and Delivered in the presence of

Signatures of R. L. Ramsey, Charlie C. Kirby, Jr., Janie F. P. Kirby, and Mary P. Pearman with (L.S.) designations.

State of South Carolina

COUNTY OF GREENVILLE.

PERSONALLY appeared before me B. L. Ramsey and made oath that he saw the within named Charlie C. Kirby, Jr. and Janie F. P. Kirby sign, seal and as their Act and Deed deliver the within written Deed, and that he with Mary P. Pearman witnessed the execution thereof.

SWORN to before me this the 1st day of September, A. D. 1960. Mary P. Pearman (L. S.) Notary Public for South Carolina.

Signature of R. L. Ramsey

State of South Carolina

Renunciation Of Dower

COUNTY OF GREENVILLE.

I, Mary P. Pearman, Notary Public for S. C., do hereby certify unto all whom it may concern that Mrs. Janie F. P. Kirby, the wife of the within named Charlie C. Kirby, Jr.,

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 STATE BANK & TRUST CO. its Ware Shoals, S. C., its successors and assigns all her interest and all her estate; and also her rights and claims 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 September, Anno Domini, 1960.

Signatures of Mary P. Pearman (L.S.) and Janie F. P. Kirby.

Recorded September 3rd, 1960, at 10:57 A.M. #6489