

until said debt, and all interest and amounts due thereon, shall have been paid in full, then this deed of trust and bargain shall become null and void; otherwise to remain in full force and virtue.

And it is further agreed by and between the said parties hereto, that the said mortgagor IS to hold and enjoy the said premises until default of payment shall be made. But if IT shall make default in the payment of said monthly installments, or shall make default in any of the covenants and provisions hereinabove set out for a space of thirty days, then and in such event, the Association may, at its option, declare the whole amount hereunder at once due and payable, together with costs and a reasonable attorney's fee, and shall have the right to foreclose its mortgage.

In witness whereof J. Louis Coward Construction Company, Inc. has caused these presents to be executed in its name by J. Louis Coward, its President, and its corporate seal to be hereto affixed this 31st day of July in the year of our Lord One Thousand Nine Hundred and Sixty-two.

Signed, sealed and delivered in the presence of: J. Louis Coward Construction Company, Inc. (SEAL) By: J. Louis Coward, President (SEAL) Virginia Hunter (SEAL) Bryan E. Binnick (SEAL)

STATE OF SOUTH CAROLINA COUNTY OF SPARTANBURG

PROBATE

PERSONALLY appeared before me Virginia Hunter and made oath that she saw the within named J. Louis Coward Construction Company, Inc. by J. Louis Coward, its President sign the within Deed, and the said Corporation, by said officer, seal said deed, and, as its act and deed, deliver the same, and that she with Bryan E. Binnick witnessed the execution thereof.

SWORN to before me this the 31st day of July, A. D. 1962. Virginia Hunter (SEAL) Bryan E. Binnick (SEAL) Notary Public for South Carolina

STATE OF SOUTH CAROLINA COUNTY OF

RENUNCIATION OF DOWER

I, a Notary Public for South Carolina, do hereby certify unto all whom it may concern that Mrs. the wife of the within named 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 whatsoever, renounce, release and forever relinquish unto the within named WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, its successors 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 day of A. D. 1962. (SEAL) Notary Public for South Carolina