

For Release Lot 147 see Deed Book 766 Page 422 deed to John J. Killin
 For Release Lot 128 see Deed Book 766 Page 496 deed to Lewis J. Brabham
 For Release Lot 138 see Deed Book 766 Page 476 deed to W. C. Valentine
 For Release Lot 110 see Deed to W. C. Valentine deed book 767 Page 326
 For Release Lot 113 see Deed to Arthur S. Ryan deed book 768 Page 172
 For Release Lot 10 see Deed to Alvin A. Mitchell Jr. deed book 769 Page 162
 For Release Lot 118 see Deed to J. C. Craig et al. deed book 771 Page 174

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, his heirs, successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encumbrance whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

The Mortgagor covenants and agrees as follows:

1. That he will promptly pay the principal and interest on the indebtedness evidenced by the said note, at the times and in the manner therein provided.
2. That this mortgage shall secure the Mortgagee for such further sums as may be advanced hereafter, at the option of the Mortgagee, for the payment of taxes, insurance premiums, public assessments, repairs or other purposes pursuant to the covenants herein, and also any further loans, advances, readvances or credits that may be made hereafter to the Mortgagor by the Mortgagee; and that all sums so advanced shall bear interest at the same rate as the Mortgage debt and shall be payable on demand of the Mortgagee, unless otherwise provided in writing.
3. That he will keep the improvements now existing or hereafter erected on the mortgaged property insured as may be required from time to time by the Mortgagee against loss by fire and any other hazards specified by Mortgagee, in an amount not less than the mortgage debt, or in such amounts as may be required by the Mortgagee, and in companies acceptable to it, and that all such policies and renewals thereof shall be held by the Mortgagee and have attached thereto loss payable clauses in favor of, and in form acceptable to, the Mortgagee, and that he will pay all premiums therefor when due; and that he does hereby assign to the Mortgagee the proceeds of any policy insuring the mortgaged premises and does hereby authorize each insurance company concerned to make payment for a loss directly to the Mortgagee, to the extent of the balance owing on the Mortgage debt, whether due or not.
4. That he will keep all improvements now existing or hereafter erected in good repair, and, in the case of a construction loan, that he will continue construction until completion without interruption, and should he fail to do so, the Mortgagee may, at its option, enter upon said premises, make whatever repairs are necessary, including the completion of any construction work underway, and charge the expenses for such repairs or the completion of such construction to the mortgage debt.
5. That he will pay, when due, all taxes, public assessments, and other governmental or municipal charges, fines or other impositions against the mortgaged premises.
6. That he will comply with all governmental and municipal laws and regulations affecting the mortgaged premises.
7. That, at the option of the Mortgagee, this mortgage shall become due and payable forthwith if the Mortgagor shall convey away said mortgaged premises, or if the title shall become vested in any other person in any manner whatsoever, other than by death of the Mortgagor, or, in the case of a construction loan, if the Mortgagor shall permit work on the project to become and remain interrupted for a period of fifteen (15) days without the written consent of the Mortgagee.
8. That he hereby assigns all rents, issues and profits of the mortgaged premises from and after any default hereunder, and agrees that, should legal proceedings be instituted pursuant to this instrument, any judge having jurisdiction may, at Chambers or otherwise, appoint a receiver of the mortgaged premises, with full authority to take possession of the mortgaged premises, and collect the rents, issues and profits, including a reasonable rental to be fixed by the Court in the event said premises are occupied by the mortgagor, and after deducting all charges and expenses attending such proceeding and the execution of his trust as receiver, shall apply the residue of the rents, issues and profits toward the payment of the debt secured hereby.
9. If there is a default in any of the terms, conditions or covenants of this mortgage, or of the note secured hereby, then, at the option of the Mortgagee, all sums then owing by the Mortgagor to the Mortgagee shall become immediately due and payable, and this mortgage may be foreclosed. Should any legal proceedings be instituted for the foreclosure of this mortgage, or should the Mortgagee become a party to any suit involving this Mortgage or the title to the premises described herein, or should the debt secured hereby or any part thereof be placed in the hands of an attorney at law for collection by suit or otherwise, all costs and expenses incurred by the Mortgagee, and a reasonable attorney's fee, shall thereupon become due and payable immediately or on demand, at the option of the Mortgagee, as a part of the debt secured thereby, and may be recovered and collected hereunder.
10. It is agreed that the Mortgagor shall hold and enjoy the premises above conveyed until there is a default under this mortgage or in the note secured hereby. It is the true meaning of this instrument that if the Mortgagor shall fully perform all the terms, conditions, and covenants of this mortgage, and of the note secured hereby, that then this mortgage shall be utterly null and void; otherwise to remain in full force and virtue.
11. The covenants herein contained shall bind, and the benefits and advantages shall inure to, the respective heirs, executors, administrators, successors, and assigns of the parties hereto. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

For Release Lot 139 see Deed Book 763 Page 550 deed to S. C. Craig et al.
 For Release Lot 90 see Deed Book 763 Page 554 deed to Jack E. Shaw Builders, Inc.
 For Release Lot 91 see Deed Book 763 Page 324 deed to S. C. Craig et al.

For Release Lot 95 see Deed Book 761 Page 358 deed to C. R. Maxwell
 For Release Lot 121 see Deed Book 757 Page 118 deed to Howard M. Waldrop Jr. et al.
 For Release Lot 17 see Deed Book 755 Page 490 deed to A. D. Engstrom et al.

For Release Lot 52 see R. E. M. Book 1031 Page 576.
 For Release Lot 38 see R. E. M. Book 1037 Page 286.
 For Release Lot 3 see Deed, Bob Maxwell Bldg. Co. 813-130
 For Release Lot 51 see R. E. M. Book 1052 Page 370
 For Release Lots 48, 49, 50, 54, 57, 58, 59, 60, 61 & 64 see R. E. M. Book 1055 Page 230.
 For Release Lot 50, see Deed Bob Maxwell Builders Inc 830-222
 For Release Lot 6, see Deed Bob Maxwell Builders Inc 830-224
 For Release Lot 7 see Deed to Beauford Dorr deed ab 830-576