

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 mortgagors herein, are to hold and enjoy the said Premises until default of payment shall be made.

WITNESS our hands and seals, this 4th day of April,

in the year of our Lord one thousand, nine hundred and seventy

Signed, sealed and delivered in the presence of

Witness signatures: Sara F. Burns, W. Jerry Fedder, James O. Ballenger (SEAL), Sarah F. Ballenger (SEAL), and two blank lines with (SEAL) markers.

THE STATE OF SOUTH CAROLINA

COUNTY OF Oconee

Probate

PERSONALLY appeared before me Sara F. Burns and made oath that he saw the within named James O. Ballenger and Sarah F. Ballenger sign, seal and as their act and deed deliver the within written deed, and that he with W. Jerry Fedder, witnessed the execution thereof.

SWORN TO before me this 4th day of April, A. D., 1970. W. Jerry Fedder (L. S.) Notary Public for South Carolina 11-19-79

Sara F. Burns

THE STATE OF SOUTH CAROLINA

COUNTY OF Oconee

Renunciation of Dower

I, W. Jerry Fedder, Notary Public of the State and County aforesaid, do hereby certify unto all whom it may concern that Mrs. Sarah F. Ballenger the wife of the within named James O. Ballenger, 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 Tri-County Mobile Home Sales, Inc., 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 4th day of April, A. D., 1970. W. Jerry Fedder (L. S.) Notary Public for South Carolina 11-19-79

Sarah F. Ballenger

Mortgage & Assignment 11-19-79 Recorded April 10, 1970 at 3:45 P. M., #22214.