

It is further covenanted and made of the essence hereof that in case of default for five days in the performance of any of the covenants herein on the part of the Mortgagor, then it shall be optional with Mortgagee to consider all unmatured indebtedness secured hereby, and accrued interest thereon, as immediately due and payable, without demand and without notice or declaration of said option, and Mortgagee shall have the right forthwith to institute proceedings to enforce the collection of all moneys secured hereby, or to foreclose the lien hereof.

It is further stipulated and agreed by and between the parties that the Mortgagee shall have the right to exercise any option or privilege herein given or reserved and to enforce any duty of the Mortgagor at any time without further or other notice regardless of any prior waiver by Mortgagee or default of Mortgagor or delay by Mortgagee in exercising any right, option or privilege or enforcing such duty of Mortgagor, and no waiver by Mortgagor, and no waiver by Mortgagee of default of Mortgagor nor delay of Mortgagee in exercising any right, privilege or option or in enforcing any duty of Mortgagor shall be deemed, held or construed to be a waiver of any of the terms or provisions of this mortgage or of any subsequent default.

IN WITNESS WHEREOF, we have hereunto set our hand and seals this 11th day of March, A.D. 1975.

*M. M. Stephens* SEAL  
(SEAL)  
(SEAL)

Signed, Sealed and Delivered in the presence of

*John D. Patterson*  
1st Subscribing Witness

*Hubert Penland Jr*  
2nd Subscribing Witness

STATE OF SOUTH CAROLINA

COUNTY OF Greenville

PERSONALLY APPEARED BEFORE ME, \_\_\_\_\_ and made oath that he saw the within named \_\_\_\_\_ and seal and as \_\_\_\_\_

PROBATE  
*JOHN D PATTERSON*

*HUBART PENLAND JR*  
2nd Subscribing Witness

Sworn to before me this 11th day of March, A.D. 1975

*John D. Patterson*  
Notary Public, S. C.  
Comm. Exp. 12/24/1979

*John D. Patterson*  
Notary Public, S. C.

STATE OF SOUTH CAROLINA

COUNTY OF \_\_\_\_\_

NO RENUNCIATION OF DOWER Necessary  
(MORTGAGOR)

I, \_\_\_\_\_ 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, declare that she has freely, voluntarily and without any compulsion, dread or fear of any person or persons whosoever, relinquish and forever relinquish unto the within named \_\_\_\_\_ 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 \_\_\_\_\_ day of \_\_\_\_\_ A.D. 1975

Notary Public, S. C.

\$ 20,628.00  
100 Acg. Unnamed Court  
Rd. Saluda Tp

APR 11 2:30  
1336  
861

RECORDED APR 11 '75  
At 2:30 P.M.

23610

RETURN TO:  
JIM WALTER HOMES, INC.  
P. O. BOX 22601  
TAMPA, FLORIDA 33622

APR 1 1975

20628

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