

8. That, at the option of the Mortgagee, this mortgage shall be a first mortgage and the Mortgagee shall convey away said mortgaged premises, or if by the death of the Mortgagor or any person in any manner whatsoever other than by death of the Mortgagor, or by the death of a subsequent or junior mortgagee upon the above described premises with the consent of the Mortgagee.

9. It is agreed that the Mortgagor shall hold and enjoy the premises hereinafter described as a default under this mortgage or in the note secured hereby. It is the true intent of the parties that if the Mortgagor shall fully perform all the terms, conditions and covenants of this mortgage and of the note secured hereby, this mortgage shall be utterly null and void of any force or effect, and in virtue. 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 hereinafter described, 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 hereby, and may be recovered and collected hereunder.

10. 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, the use of any gender shall be applicable to all genders, and the term "Mortgagee" shall include any payee of the indebtedness hereby secured or any transferee thereof whether by creation of law or otherwise.

WITNESS The Mortgagor(s) hand and seal this 25th day of June 1979.

Signed, sealed and delivered

in the presence of:

J. C. Pruitt Agnew
Charles R. Hughes

Charles R. Hughes (SEAL)
Bethel E. Lanier (SEAL)
Bethel E. Lanier (SEAL)
Bethel E. Lanier (SEAL)

STATE OF SOUTH CAROLINA

PROBATE

COUNTY OF GREENVILLE

PERSONALLY appeared before me

Charles R. Hughes

made oath that he saw the within named

Bethel E. Lanier & Bethel E. Lanier

sign, seal and as

notary did deliver the within written deed, and that he, with

J. C. Pruitt Agnew

witnessed the execution thereof.

SWORN to before me this the 25th

day of June, A. D. 1979
J. C. Pruitt Agnew (SEAL)
NOTARY PUBLIC FOR SOUTH CAROLINA - 79

Charles R. Hughes

STATE OF SOUTH CAROLINA

RENUNCIATION OF DOWER

COUNTY OF GREENVILLE

I, J. C. Pruitt Agnew

a Notary Public for South Carolina, do hereby certify

unto all whom it may concern that Mrs.

Bethel E. Lanier

the wife of the within named

Bethel E. Lanier

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 SALUDA VALLEY FEDERAL SAVINGS AND LOAN ASSOCIATION, its successors, and assigns, all her interest and estate, and also her right and claim of Dower of, in or to all and singular the Premises within mentioned and related.

GIVEN under my hand and seal.

this 25th day of June

Bethel E. Lanier
Bethel E. Lanier

A. D. 1979

J. C. Pruitt Agnew (SEAL)
NOTARY PUBLIC FOR SOUTH CAROLINA
My commission expires: 9-4-79

At 3:16 P.M. # 288

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