

14. That in the event this mortgage shall be foreclosed, the Mortgagee expressly waives the benefits of Sections 4555 through 4570 of the 1962 Code of Laws of South Carolina, as amended, or any other applicable laws.

THE MORTGAGEE COVENANTS AND AGREES AS FOLLOWS

1. That should the Mortgagor prepay a portion of the indebtedness secured by this mortgage and subsequently fail to make a payment or payments as required by the above said promissory note, any such prepayment may be applied toward the missed payment or payments insofar as possible in order that the principal debt will not be held in arrears.

2. That the Mortgagor shall hold and enjoy the above described premises until there is a default on this mortgage or the note secured hereby, and it is the intention of this instrument that if the Mortgagor or all of its parties, all the heirs, assigns and assigns of this mortgage, and of the note secured hereby, that then this mortgage shall be conclusively deemed to remain in full force and virtue.

It is mutually agreed that 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 a sheriff or 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.

It is further agreed that the covenants herein contained shall bind, and the benefits and advantages shall inure to, the respective heirs, executors, administrators, successors, assigns, and assigns of the parties hereto. Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS the hand and seal of the Mortgagor, this 11th day of July, 1975

Signed, sealed and delivered in the presence of:

Shirley R. Jameson
[Signature]

FOOTHILLS DELTA P, INC. (SEAL)
By: *[Signature]* (SEAL)
(SEAL)
(SEAL)

State of South Carolina
COUNTY OF GREENVILLE } **PROBATE**

PERSONALLY appeared before me Shirley R. Jameson and made oath that

She was the widow named Foothills Delta P, Inc. by its duly authorized officer

known and as ITS and had delivered the within written mortgage deed and that She with

C. Timothy Sullivan witnessed the execution thereof

SWORN to before me this the 11th day of July, A.D. 1975
[Signature]
Notary Public for South Carolina
My Commission Expires 8/28/78

[Signature]

State of South Carolina
COUNTY OF GREENVILLE } **NOT NECESSARY - CORPORATE MORTGAGOR**
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, fraud or duress, or any person or persons, who were present, release and forever relinquish unto the within named Mortgagee, 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. 1975
[Signature]
Notary Public for South Carolina
My Commission Expires

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