

rents of the Property including those past due. All rents collected by the receiver shall be applied first to payment of the costs of management of the Property and collection of rents, including but not limited to receiver's fees, premiums on receiver's bonds and reasonable attorney's fees, in order to the sums secured by this Mortgage. The receiver shall be liable to account only for those rents actually received.

21. Future Advances. Upon request of Borrower, Lender at Lender's option prior to release of this Mortgage, may make Future Advances to Borrower. Such future advances with interest thereon shall be secured by this Mortgage when evidenced by promissory notes stating that said notes are secured hereby. At no time shall the principal amount of the indebtedness secured by this Mortgage, not including sums advanced in accordance herewith to protect the security of this Mortgage, exceed the original amount of the Note plus US \$

22. Release. Upon payment of all sums secured by this Mortgage, this Mortgage shall become null and void, and Lender shall release this Mortgage without charge to Borrower. Borrower shall pay all costs of recordation, if any.

23. Waiver of Homestead. Borrower hereby waives all right of homestead exemption in the Property.

IN WITNESS WHEREOF, Borrower has executed this Mortgage.

Signed, sealed and delivered in the presence of:

David H. Wilkins
Jessie Lee Kennerly

Richard L. Hoffman
Richard L. Hoffman (Seal) - Borrower

(Seal) - Borrower



STATE OF SOUTH CAROLINA, GREENVILLE County ss:
Before me personally appeared Crystal H. Giovanetti and made oath that he saw the within named Borrower sign, seal, and as his act and deed, deliver the within written Mortgage; and that he with David H. Wilkins witnessed the execution thereof.
Sworn before me this 28 day of JULY 1975

Crystal H. Giovanetti
Notary Public for South Carolina

STATE OF SOUTH CAROLINA, GREENVILLE County ss:
I, David H. Wilkins, a Notary Public, do hereby certify unto all whom it may concern that Mrs. JEANNE T. HOFFMAN the wife of the within named RICHARD L. HOFFMAN 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 whatsoever, renounce, release and forever relinquish unto the within named SECURITY FEDERAL SAVINGS AND LOAN ASSOCIATION, Its Successors and Assigns, all her interest and estate, and also all her right, title and claim, of, in or to all and singular the premises within mentioned and released.

Given under my Hand and Seal, this 28 day of July 1975
David H. Wilkins (Seal) *Jeanne T. Hoffman*

Notary Public for South Carolina
WILKINS & WILKINS ATTYS
JUL 28 1975 AT 2:42 P.M.

\$ 18,000.00
4 Tracts

Filed for record in the Office of the R. M. C. for Greenville County, S.C., on July 28, 1975, at 2:42 P.M. and recorded in Real Estate Mortgage Book 1344 at page 513
R.M.C. for C. Co., S.C.

MORTGAGE OF REAL ESTATE
TO RICHARD L. HOFFMAN
SECURITY FEDERAL SAVINGS AND LOAN ASSOCIATION
COUNTY OF GREENVILLE
STATE OF SOUTH CAROLINA