

any of the obligations of this Mortgage... Borrower shall pay to Lender... the Note and notes securing Future Advances...

20. ASSIGNMENT OF RENTS; APPOINTMENT OF RECEIVER. As additional security hereunder, Borrower hereby assigns to Lender the rents of the Property...

Upon acceleration under paragraph 18 hereof or abandonment of the Property, Lender shall be entitled to have a receiver appointed by a court to enter upon, take possession of and manage the Property...

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...

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.

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: [Signatures of James G. Johnson III and Shirley R. Jameson]

PATTERSON-TAYLOR BUILDERS, INC. By: [Signatures of John W. Patterson and John S. Taylor, Jr.]

STATE OF SOUTH CAROLINA Greenville County ss:

Before me personally appeared Shirley R. Jameson and made oath that she saw the within named Borrower sign, seal, and as its act and deed, deliver the within written Mortgage; and that she with James G. Johnson, III witnessed the execution thereof.

Signed before me this 1st day of June, 1976. [Signatures of Notary and Borrowers]

I, [Notary Name], a Notary Public, do hereby certify unto all whom it may concern that Mrs. [Name] the wife of the within named [Name] 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 GREER FEDERAL SAVINGS AND LOAN ASSOCIATION, 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] day of [Month], 19 [Year]. [Notary Signature]

Space Below This Line Reserved For Lender and Recorder)

RECORDING FEE PAID \$ 3.20 1976. 131222-5/15020. Patterson - Taylor Builders, Inc. Greenville Fed. Sav. & Loan Assn.

at 4:55 PM 31222

Filed for record in the Office of the R. M. C. for Greenville County, S. C. at 4:55 o'clock P.M. June 1, 1976 and recorded in Public Estate Mortgage Book 1369 at page 36

R.M.C. for C. Co., S.C.

\$ 38,000.00 Lot 9, Phillips Lane, Quail Ridge, Sec. 1

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