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may be invoked by the mortgagor cumulatively, irrespective of any previous prepayment by the mortgagor, and from time to time and at such times as the mortgagor shall, at his option decide, and no provision herein shall be deemed to require any such prepayment, nor shall such prepayment accelerate the terms of this note and/or mortgage.

SECTION FIVE: In case proceedings of foreclosure are instituted, mortgagor agrees and does hereby assign the rents and profits arising from or to arise from the mortgaged premises whether occupied by the owner or any person, firm, or corporation holding under or through the owner as additional security for this loan, and agrees that any judge of jurisdiction may, in chambers or otherwise, appoint a receiver of the mortgaged property, with full authority to take possession of the mortgaged premises and collect the rents and profits and to apply the net proceeds (after paying the costs of receivership) on the debt, interest, costs and expenses, without liability to account for anything more than the rents and profits actually received.

SECTION SIX: Provided always, nevertheless, that it is the true intent and meaning of the parties to these presents that if I, mortgagor, my heirs, executors, administrators, or assigns, do and shall well pay or cause to be paid to the mortgagees the debt, sum and amount of money above-mentioned with interest thereon, if any is due according to the true intent of the note, and if any and all other sums that may become due and payable hereunder, the estate hereby granted shall cease, determine and be utterly null and void; otherwise to remain in full force and virtue. And it is agreed that the mortgagor shall be entitled to hold and enjoy the premises until default shall be made as herein provided.

WITNESS MY HAND AND SEAL, 6-13-79 1979

Edith R. Kaylor (L.S.)  
EDITH R. KAYLOR

WITNESSED:

ADDRESS:

Sharon S. Smith  
Joni S. Smith

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STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

PROBATE

PERSONALLY appeared the undersigned witness and made oath that (s)he saw the within-named mortgagor sign, seal, and deliver and as the mortgagor's act and deed transfer the within written mortgage, and that (s)he with the other witness subscribed above, witnessed the execution thereof.

Joni S. Smith  
WITNESS

SWORN and SUBSCRIBED to before me this 13th day of June, 1979.

Wynne H. Dodson  
NOTARY PUBLIC FOR SOUTH CAROLINA

My Commission Expires 3-18-85

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RECORDED JUN 21 1979 at 12:15 PM.

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