

18. To the full extent Mortgagor may do so, Mortgagor agrees that Mortgagor will not at any time insist upon, plead, claim, or take the benefit or advantage of any law now or hereafter in force providing for any appraisal, valuation, stay, extension or redemption, and Mortgagor, for Mortgagor's successors and assigns, and for any and all persons ever claiming any interest in the security premises and other collateral covered hereby, to the extent permitted by law, hereby, to the extent permitted by law, hereby waives and releases all rights of redemption, valuation, appraisal, stay of execution, notice of intention to mature, or to declare due the whole of the indebtedness secured hereby, and all rights to a marshaling of the assets of Mortgagor, including the security premises and other collateral covered hereby, or to a sale in inverse order of alienation in the event of foreclosure of the liens and security interests hereby created.

PROVIDED ALWAYS, nevertheless, and it is the true intent and meaning of the parties to these presents, that if the said Mortgagor does and shall well and truly pay or cause to be paid unto the said Mortgagor the debt or sum of money aforesaid, with interest thereon, if any be due according to the true intent and meaning of said note, and any and all other sums which 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 by and between the said parties that said Mortgagor shall be entitled to hold and enjoy the said premises until default shall be made as herein provided.

IN WITNESS WHEREOF, this Mortgage of Real Estate and Security Agreement has been executed under seal by the parties hereto as of the day and year first above written.

SWS INTERNATIONAL, INC.

By:

Wesley B. Warren, Jr., President
Mortgagor

Witnesses:

Ben S. Waddell
Debbie Gold

STATE OF GEORGIA)
COUNTY OF DEKALB)

PERSONALLY appeared before the undersigned witness, who, being duly sworn, say that he saw the within named Wesley B. Warren, Jr., the President of SWS International, Inc., sign, seal and deliver the foregoing, and that he with the other witness whose signature appears above witnessed the execution thereof.

Debbie Gold

Sworn to and subscribed before me
this 30th day of August, 1983.

Ben S. Waddell
Notary Public

My commission expires:

Notary Public, Georgia State at Large
My Commission Expires Nov. 23, 1986

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