STATE OF SOUTH CAROLINA, ¿	
COUNTY OF GREENVILLE.	
TO ALL WHOM THESE PRESENTS MAY CONCERN	
MILDRED C. MCCALLA	
hereinafter spoken of as the Mortgagor send greeting.	
WHEREAS I, Mildred C. McCalla, by my note to The South Caroling National Bank of	
Charleston, dated May 1st, 1936, which walk suppercently assigned to Metropolitan Life Insuranc	е
ompany, am justly indebted to Metropolitan Life Insurance Johnsony Manager the laws of the  New York State of EXECUTED AND NO/100	
July 1 de la company de la com	
(\$ 6,200.00), lawful money putter United States) which shall be lessel tender in payment of all debts shall be l	
(\$6,200,00), lawful money of the United States) which shall be lessed tender in payment of all debts and private, at the time of payment, see No.	
carrix many more paragraphy and the said fine South Carolina National Bank of Carolina in the City of Greenville, S. C., or at such other place either within or without the State of South Carolina, at the owner of the said of the owner of the said in the City of Greenville, S. C., or at such other place either within or without the State of South Carolina, at the owner of the said fine owner of the said of the owner of the said of the said fine owner	
SIXTY TWO HUNDRED AND NO/100 (\$,200.00)	
payable as follows: The sum of Ninety-Three (\$93,00) Dollars to be paid upon the principal su	
on the first day of July, 1936, and the sum of Ninety-Three (\$93.00) Dollars on the first day	
October, January, April and July in each and every year thereafter up to and including the fir	st
day of January, 1946, and then the balance or the principal on the first day of April, 1946,	
also interest upon said principal sum to be computed from the day of the date hereof, at and a	fte
the rate of five and one-half per centum per annum to be paid on July 1, 1936, and thereaster	ŧο
At the sale of a new second me per continue of the principal sum of figure and the paid at the part of exchange and net to the oblige and the balance of each mentally payment shall be applied on account of principal. Said principal and interest to be paid at the pay of exchange and net to the oblige of the said principal sum shall become due after default in the payment of interest, taxes, assessments, water rate or insurance, as hereinster provided.	
be paid quarterly on the 1st day of October, January, April and July in each and every year un	s ft f
the aforesaid principal sum shall be fully paid,	

further NOW, KNOW ALL MEN, that the said Mortgagor in consideration of the said debt and sum of money mentioned in the condition of the said bond and for KN MCM securing the payment of the said sum of money mentioned in the condition of the said bond, with the interest thereon, and also for and in consideration of the sum of One Dollar in hand paid by the said Mortgagee, the receipt whereof is hereby acknowledged, has granted, bergained, sold, conveyed and released and by these presents does grant, bargain, sell, convey and release unto the said Mortgagee and to its successors, legal representatives and assigns forever, all that parcel, piece or lot of land with the buildings and improvements thereon, situate, lying and being

on the East side of McDaniel Avenue, in the City of Greenville, County of Greenville, State of South Carolina, known and deisgnated as a portion of Lot No. 2 on Plat 2 of property of W. C. Cleveland made by Dalton & Neves, Engineers, June, 1935, and having, according to said plat, which is recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book H at page 289, the following metes and bounds, to-wit:-

BEGINNING at an iron pin on the east side of McDaniel Avenue joint corner of Lots land 2, and running thence with the joint line of said lots, S. 89-51 E. 97 feet to a point; thence N. 88-0 W. 97 feet to an iron pin on the east side of McDaniel Avenue; thence with the east side of McDaniel Avenue, S. 14-18 W. 3 feet to the beginning corner. Being the same conveyed to the mortgagor here in by deed of C. Douglas Wilson dated February 23, 1939, recorded in the R. M. C. Office for Greenville County, S. C. in Deeds Volume

To secure the indebtedness hereinabove referred to I executed a mortgage to The South Carolina National Bank of Charleston May 1, 1936, recorded in the R. M. C. Office for Greenville County, S. C. in Mortgages Volume 230, at page 96, which mortgage was subsequently assigned to and is now owned by the mortgagee herein. Thereafter a portion of the property covered by the said mortgage was released therefrom by Metropolitan Life Insurance Company and exchanged by me for the property hereinabove described. That it is my purpose by this instrument to secure the above mentioned indebtedness by a supplemental mortgage on the property received by me in the exchange.

TOGETHER with the appurtenances and all the estate and rights of the said Mortgagor in and to said premises.

AND IT IS COVENANTED AND AGREED by and between the parties hereto that all gas and electric fixtures, radiators, heaters, engines and machinery, boilers, ranges, elevators and motors, bath-tubs, sinks, water-closets, basins, pipes, faucets and other plumbing and heating fixtures, mirrors, mantels, refrigerating plant and ice-boxes, cooking apparatus and appurtenances, and such other goods and chattels and personal property as are ever furnished by a landlord in letting or operating an unfurnished building, similar to the one herein described and referred to, which are or shall be attached to said building by nails, screws, bolts, pipe connections, masonry, or in any other manner, are and shall be deemed to be fixtures and an accession to the freehold and a part of the realty as between the parties hereto, their heirs. executors, administrators, successors and assigns, and all persons claiming by, through or under them, and shall be deemed to be a portion of the security for the indebtedness herein mentioned and to be covered by this mortgage.

TO HAVE AND TO HOLD the said premises and every part thereof with the appurtenances unto the said Mortgagee, its successors, legal representatives and assigns forever.

PROVIDED ALWAYS, that if the said Mortgagor heirs, executors, administrators, successors or assigns, shall pay unto the said Mortgagee, its successors or assigns, the said sum of money mentioned in the condition of the said bond or obligation, and the interest thereon, at the time and in the manner therein specified, then these presents and the estate hereby granted shall cease, determine and be void.

AND the said Mortgagee, its successors, legal representatives or assigns, shall also be at liberty, immediately after any such default, upon a complaint filed or any other proper legal proceeding being commenced for the foreclosure of this mortgage, to apply for, and the said Mortgagee shall be entitled as a matter of right, without consideration of the value of the mortgaged premises as security for the amounts due the Mortgagee, or of the solvency of any person or persons bonded for the payment of such amounts, to the appointment by any competent Court or Tribunal, without notice to any party, of a Receiver of the rents, issues and profits of the said premises with power to lease the said premises, or such part thereof as may not then be under lease, and with such other powers as may be deemed necessary, who, after deducting all proper charges and expenses attending the execution of the said trust as Receiver, shall apply the residue of the said rents and profits to the payment and satisfaction of the amount remaining secured hereby, or to any deficiency which may exist after applying the proceeds of the said of the said premises to the payment of the amount due, including interest and the costs and a reasonable attorney's fee for the foreclosure and sale; and said rents and profits are hereby, in the event of any defaults in the payment of said principal and interest, or any tax, assessment, water rate, or insurance, pledged and assigned to the said Mortgagee, its successors or assigns, who shall have the right forthwith after any such default to enter upon and take possession of the said mortgaged premises and to let the said premises and receive the rents, issues and profits thereof, and apply the same, after payment of all necessary charges and expenses, on account of the amount hereby secured.

AND it is covenanted and agreed by and between the parties to these presents that the whole of said principal sum shall become due at the option of the said Mortgagee, its successors, legal representatives or assigns, after default in the payment of interest for thirty days or after default in the payment of any tax, assessment or water rate for sixty days after the same shall have become due and payable, or after default in the payment of any installment hereinbefore mentioned or immediately upon the actual or threatened demolition or removal of any building erected on said premises.

AND it is further covenanted and agreed that the whole of said principal sum and the interest shall become due, at the option of the said Mortgagee, upon failure of any owner of the above

Greenville South Carolina described premises to comply with the requirements of any Department of the City of Greenville South Carolina within thirty days after notice of such requirements shall have been given to the then owner of said premises by the said Mortgagee, or if the said premises are not maintained in as good a state of repair as they were at the date of this mortgage, reasonable depreciation alone excepted, and within sixty days after notice by the Mortgagee to the owner to repair said premises, the owner shall fail to put the said premises in as good a state of repair as they were at the date of this mortgage, reasonable depreciation alone excepted. The Mortgagee shall be the sole judge as to what constitutes such state of repair or rescentible depreciation. such state of repair or reasonable depreciation.

AND it is further covenanted and agreed by the said parties that if default be made in the payment of the indebtedness as herein provided or of any part thereof, the Mortgagee shall have power to sell the premises herein described according to law; said premises may be sold in one parcel, any provision of law to the contrary notwithstanding.