

may also take possession of any property... and the proceeds of the sale... and the proceeds of the sale...

11. In case the indebtedness secured hereby... is foreclosed, or put into the hands of an administrator...

12. If the indebtedness secured hereby is now or hereafter secured by other mortgages, judgments, assignments of guaranty, assignments of leases, or other securities...

13. No delay by Mortgagee in exercising any right or remedy... shall operate as a waiver thereof or preclude the exercise thereof during the continuance of any default hereunder.

14. Without affecting the liability of Mortgagee or any other person... for payment of any indebtedness secured hereby...

- a. Release any person liable for payment of all or any part of the indebtedness or the performance of any obligation.
b. Make any agreement extending the time or otherwise altering the terms of payment of all or any part of the indebtedness...
c. Exercise or refrain from exercising or waive any right Mortgagee may have.
d. Accept additional security of any kind.
e. Release or otherwise deal with any property, real or personal, securing the indebtedness...

15. Any agreement hereafter made by Mortgagee and Mortgagee pursuant to this mortgage shall be superior to the rights of the holder of any intervening lien or encumbrance.

If Mortgagee shall fully perform all obligations, covenants and agreements of this mortgage, and of the note secured hereby, then this mortgage and all assignments herein contained shall be null and void; otherwise to remain in full force and effect.

This mortgage shall inure to and bind the heirs, legatees, devisees, administrators, executors, successors and assigns of the parties hereto. Wherever used herein, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

16. The Trustors covenant and agree that in the event the security described herein is sold or title thereto is transferred the Note secured by this Deed of Trust shall become immediately due and payable.

Witness my hand and seal the day and year first above written.

Signed, sealed and delivered in the presence of

Jerry Perkins

(L.S.)

Bruce J. Shackleton

Louise G. Perkins

(L.S.)

Deborah A. Garrison

(L.S.)

(L.S.)

State of South Carolina, County of Greenville

PERSONALLY appeared before me the undersigned

and made oath that (s) he saw the within named Jerry Perkins and Louise G. Perkins sign, seal and as their act and deed, deliver the within written Deed, and that (s) he with the other subscribing witness witnessed the execution thereof.

Deborah A. Garrison

SWORN to before me this 1st day of March 1971

Bruce J. Shackleton Notary Public for South Carolina

Commission expires 8-4-79

Renunciation of Dower

State of South Carolina, County of Greenville

I, the undersigned, a Notary Public for South Carolina, do hereby certify unto all whom it may concern, that Mrs. Louise G. Perkins the wife of the within named Jerry Perkins 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 or persons whatsoever, renounce, release and forever relinquish unto the within named The Prudential Insurance Company of America, 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.

Louise G. Perkins

Given under my hand and seal, this 1st day of March 1971

Bruce J. Shackleton Notary Public for South Carolina

(L.S.)

Commission expires 8-4-79

Recorded March 9, 1971 at 3:18 P.M. #20862