(5) Should said property or any part thereof be taken or damaged by reason of any public improvements or condemnation proceeding, or damaged by fire, or earthquake, or in any other manner, Mortgagee shall be entitled to all compensation, awards, and other payments or relief therefor, and shall be entitled at its option to commence, appear in and prosecute in its own name, any action or proceedings, or to make any compromise or settlement, in connection with such taking or damage. All such compensation, awards, damages, rights of action and proceeds are hereby assigned to Mortgagee who may, after deducting therefrom all its expenses, including attorney's fees apply the same as provided above for insurance less proceeds. Mortgager agrees to execute such further assignments of any compensation, award, damages, and the rights of action and proceeds as Mortgagee may require.

(6) Mortgagee shall be subrogated to the lien of any and all prior encumbrances, liens or charges paid and discharged from the proceeds of the loan bereby secured, and even though said prior liens have been released of record, the repayment of said indebtedness shall be secured by such liens on the portions of said premises affected thereby to the extent of such payments, respectively.

(7) Whenever, by the terms of this instrument of of said Promissory Note, Mortgagee is given any option, such option may be exercised when the right accrues or at any time thereafter, and no acceptance by Mortgagee of payment of indebtedness in default shall constitute a waiver of any default then existing and continuing or thereafter accruing.

(8) If Mortgagor shall pay said note at the time and-in the manner aforesaid and shall abide by, comply with, and duly perform all the covenants and agreements herein, then this conveyance shall be null and void and Mortgagee will, within the statutory period after written demand therefor by Mortgagor, execute a release or satisfaction of this Mortgage.

(9) Notwithstanding anything in this Mortgage or the Promissory Note secured hereby to the contrary, neither this Mortgage nor said Promissory Note shall be deemed to impose on the Mortgagor any obligation of payment, except to the extent that the same may be legally enforceable, and any provision to the contrary shall be of no force or effect.

(10) All Mortgagors shall be jointly and severally liable for fulfillment of their covenants and agreements herein contained and in said promissory note.

(11) If any of the undersigned is a married woman, she represents and warrants that this instrument has been executed in her behalf, and that she has not executed the same as surely for another.

(12) Each of us, whether Principal, Surety, Guarantor, Endorser, or other party hereto, hereby waives and renounces, each for himself and family, any and all homestead or exemption rights either of us have under or by virtue of the Constitution or Laws of any State, or of the United States, as against this debt or any renewal thereof; and any security agreement taken to secure this note or any renewal thereof, and the undersigned, and each Surety, Endorser, Guarantor, or other party to this note, transfers, conveys and assigns to the Holder hereof, a sufficient amount of any homestead or exemption that may be allowed to the undersigned, or either of them, including such homestead or exemption as may be set apart in bankruptcy, to the extent permitted by law.

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WITNESS THE MORTGAGOR'S hand and scal, this 22nd day of . Jame

Signed, scaled and delivered in the presence of:	Millie at Henring (L.S.) Millie at 1 41/1 (L.S.)
(1) Witness (2) Witness	Mortgagor-Borrower (L.S.) Mortgagor-Borrower (L.S.)
STATE OF SOUTH CAROLINA	
PERSONALLY APPEARED BEFORE ME	John M. Fogle
and made oath thathe saw the within namedhe within written Mortgage and thathe with witnessed the execution thereof.	Mortgagots sign, seal and as
Sworn to before me, this 22nd) day of June A.D. 19 72) (SEAL)	2nd Witness David Wilson
Notary/Public for South Carolina Joan O. Belcher Type Natue	My Commission expires Nov 22, 1981
STATE OF SOUTH CAROLINA COUNTY OF Spartanburg State of South Carolina State of South Caroli	RENUNCIATION OF DOWER
i, Joan O. Belcher certify unto all whom it may concern, that Mrs Thelma Herrin	a Notary Public for South Carolina do hereby the wife of the within
named Willie Andrew Herring 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 whomsoever, renounce, release, and forever	
relinquish unto the within named right and claim of Dower of, in or to all and singular the premises within mentioned Given under my hand and seal this	its successors and assigns, all her interest and estate, and also all her and released.
Day of June A.D. 19 72) Notary Public for South Carolina (SEAL)	Wife's Signature My Commission expires Nov 22, 1981
Type Name	Jupe 23, 1972 at 11:30 A. N., #35014

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