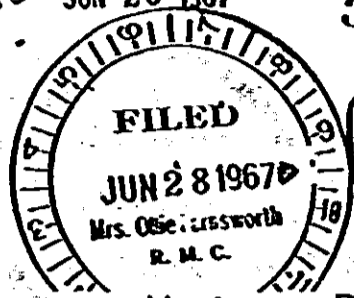


1.50 JUN 28 1967

302 + X

BOOK 1061 PAGE 655
73 REC 586
CHARLOTTE, N. C.
144 No.



MSK

[Handwritten signature]

Mortgage Deed - South Carolina - Jim Walter Corporation

STATE OF SOUTH CAROLINA

COUNTY OF Greenville

WHEREAS, WILBURN A. HOWARD AND WIFE RUBY HOWARD

beneficiaries called the Mortgagee, are well and truly indebted to JIM WALTER CORPORATION, hereinafter called the Mortgagee, in the full and just sum of TWELVE THOUSAND THREE HUNDRED TWENTY SIX AND 40/100 Dollars, evidenced by a certain promissory note in writing of even date herewith, which note is made a part hereof and herein incorporated by reference, payable in 144 monthly installments of EIGHTY FIVE AND 60/100 Dollars each, the

first installment being due and payable on or before the 5th day of August, 1967, with interest at the rate of six per cent (6%) per annum from the date of maturity of said note until paid, and said Mortgagee having further promised and agreed to pay ten per cent (10%) of the whole amount due for attorney's fee, if said note be collected by attorney or through legal proceedings of any kind, reference being thereunto had will more fully appear.

NOW KNOW ALL MEN THAT the said Mortgagee in consideration of the said debt and sum of money advanced and for other valuable consideration than the principal amount of the said debt and sum of money advanced, so deposit with the Mortgagee for his use and behoof, with loss, if any, payable to the Mortgagee as his interest may appear, so deposit with the Mortgagee in first class condition and mortgagee clause, without contribution, evidencing such insurance, to keep said premises and all improvements thereon in first class condition and repair. In case of loss, Mortgagee is hereby authorized to adjust and settle any claim under any such policy and Mortgagee is authorized, whether and receipt for any such insurance money and to apply the same, at Mortgagee's option, in reduction of the indebtedness hereby secured, whether due or not, or to allow Mortgagee to use such insurance money, or any part thereof, in repairing the damage or restoring the improvements or other property without affecting the lien hereof for the full amount secured hereby.

It is further covenanted that Mortgagee may (but shall not be obliged to do) advance moneys that should have been paid by Mortgagee hereunder in order to protect the lien or security hereof, and Mortgagee may, at his option, deposit with the Mortgagee any such moneys, which amount shall bear interest from the date so advanced until paid at the rate of six per cent (6%) per annum, which amount shall be considered as so much additional indebtedness secured hereby, but no payment by Mortgagee of any such moneys shall constitute a waiver of Mortgagee's right to declare the principal sum due hereunder by reason of the default or violation of Mortgagee's obligations hereunder.

Nothing herein contained shall be construed to grant any extension or extension of time for the payment of the principal sum due hereunder or to waive or operate as a release of any liability upon any part of the indebtedness hereby secured, and the covenants herein contained shall survive the termination of this mortgage.



FEB 23 1981

[Handwritten signature]
Counselor Kelly, First President

23741

[Handwritten signature]
[Handwritten signature]

