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4328 RV.2

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
AUG 25 1982

13193
13193

WOODRUFF FEDERAL SAVINGS AND
LOAN ASSOCIATION

TO
Fred F. King and Ruth
King

508
MORTGAGE OF REAL ESTATE

13193
13193

REC'D
19 77

Page 117
at 12:06 P.M.

Register of Meane Conveyance
for Greenville County,
S. C.

\$ 5,500.00
Lot = 3.25 A., O'Neal Camp Rd
Also Lot = 2.1 A., O'Neal P

Signed, sealed and delivered
in the presence of:

Wm. L. Jackson
Wm. L. Jackson

Fred F. King
Ruth King

By *Wm. L. Jackson*
Comptroller-Treasurer

IN WITNESS WHEREOF, Borrower has executed this mortgage:
and Loan Association
13193
20. Assignment of Rents: Appointment of Receiver. As additional security hereunder, Borrower hereby assigns to Lender the rents of the Property, provided that Borrower shall, prior to acceleration under paragraph 18 hereof or abandonment of the Property, have the right to collect and retain such rents as they become due and payable. Upon acceleration under paragraph 18 hereof or abandonment of the Property, Lender shall be entitled to have a receiver appointed by a court to enter upon, take possession of and manage the Property and to collect the rents of the Property, including those paid due. All rents collected by the receiver shall be applied first to payment of the costs of management of the Property and collection of rents, including, but not limited to, receiver's fees, premiums on receiver's bonds and reasonable attorney's fees, and then to the sums secured by this Mortgage. The receiver shall be liable to account only for those rents actually received.
21. Future Advances. Upon request of Borrower, Lender, at Lender's option prior to release of this Mortgage, may make Future Advances to Borrower. Such Future Advances, with interest thereon, shall be secured by this Mortgage when evidenced by promissory notes stating that said notes are secured hereby. At no time shall the principal amount of the indebtedness secured by this Mortgage, not including sums advanced in accordance herewith to protect the security of this Mortgage, exceed the original amount of the Note plus U.S. ...
22. Release. Upon payment of all sums secured by this Mortgage, the Mortgage shall be automatically and void, and Lender shall release this Mortgage without charge to Borrower. Borrower shall pay all costs of recording, if any.
23. Waiver of Homestead. Borrower hereby waives all right of homestead in the Real Property in the Public General Savings

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GREENVILLE CO. S. C.

My Commission expires: Feb. 17, 1982
RECORDED AUG 6 1977 At 12:06 P.M.