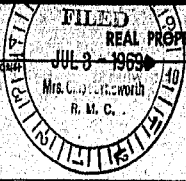


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REAL PROPERTY MORTGAGE BOOK 1130 PAGE 365

ORIGINAL

NAME AND ADDRESS OF MORTGAGOR The W. Lunsford Barbara Lunsford 224 Potomac Ave. Greenville, S. C.		MORTGAGEE: UNIVERSAL C.I.T. CREDIT COMPANY ADDRESS: 10 W. Stone Ave. Greenville, S. C.			
LOAN NUMBER 21934	DATE OF LOAN 6-30-69	AMOUNT OF MORTGAGE \$ 7320.00	FINANCE CHARGE \$ 1815.93	INITIAL CHARGE \$ 200.00	CASH ADVANCE \$ 5274.07
NUMBER OF INSTALLMENTS 60	DATE DUE EACH MONTH 15	DATE FIRST INSTALLMENT DUE 8-15-69	AMOUNT OF FIRST INSTALLMENT \$ 122.00	AMOUNT OF OTHER INSTALLMENTS \$ 122.00	DATE FINAL INSTALLMENT DUE 7-15-74

THIS MORTGAGE SECURES FUTURE ADVANCES — MAXIMUM OUTSTANDING \$10,000.00

THIS INDENTURE WITNESSETH that Mortgagor (all, if more than one) to secure payment of a Promissory Note of even date from Mortgagor to Universal C.I.T. Credit Company (hereafter "Mortgagee") in the above Amount of Mortgage and all future advances from Mortgagee to Mortgagor, the Maximum Outstanding at any given time not to exceed said amount stated above, hereby grants, bargains, sells, and releases to Mortgagee the following described real estate together with all improvements thereon situated in South Carolina, County of Greenville

All that certain piece, parcel or lot of land situate, lying and being in Greenville County, State of South Carolina, being known and designated as lot No. 158 and the Eastern portion of lot No. 159 on Plat of property of Pleasant Valley, recorded in PlatBook "P" at Page 93 RMC Office for Greenville County, and having according to a more recent survey by R. W. Dalton dated October 27, 1960, the following metes and bounds, to Witt:

Beginning at an iron pin on the Northern side of Potomac Avenue at the joint front corner of Lots No. 157 and 158, and running thence with the line on Lots No. 157, N 00-08 W, 160' to an iron pin; thence S 89-52 W 70' to an iron pin in the rear line of Lot No. 159; thence with a line throughout 159 S 00-08 E 160' to an iron pin on Potomac Avenue; thence with said Potomac Avenue N 89-52 E 70' to the beginning corner.

If the Mortgagor shall fully pay according to its terms the indebtedness hereby secured then this mortgage shall become null and void.

Mortgagor agrees to pay all taxes, assessments and charges against the above-described premises.

Mortgagor also agrees to maintain insurance in such form and amount as may be satisfactory to the Mortgagee in Mortgagee's favor, and in default thereof Mortgagee may effect (but is not obligated) said insurance in its own name.

Any amount which Mortgagee may expend to discharge any tax, assessment, obligation, covenant or insurance premium shall be a charge against Mortgagor with interest at the highest lawful rate and shall be an additional lien on said mortgaged property, and may be enforced and collected in the same manner as the principal debt hereby secured.

All obligations of Mortgagor to Mortgagee shall become due, at the option of Mortgagee, without notice or demand, upon any default.

Mortgagor agrees in case of foreclosure of this mortgage, by suit or otherwise, to pay a reasonable attorney's fee and any court costs incurred which shall be secured by this mortgage and included in judgment of foreclosure.

In Witness Whereof, we have set our hands and seals the day and year first above written.

Signed, Sealed, and Delivered
in the presence of
E. B. Russell
(Witness)

Peggy A. McKie
(Witness)

Theo W. Lunsford (I.S.)
Theo W. Lunsford

Barbara Lunsford (I.S.)
Barbara Lunsford