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REAL PROPERTY MORTGAGE

BOOK 1146 PAGE 541

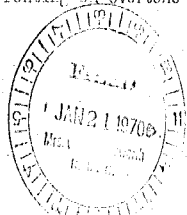
ORIGINAL

NAME AND ADDRESS OF MORTGAGOR: L. Alton Taylor Billie Taylor 4208 Buncombe St. Greenville, S. C.		RECORDING FEE PAID \$ 1.50	MORTGAGEE: UNIVERSAL C.I.T. CREDIT COMPANY ADDRESS: 46 Liberty Lane Greenville, S. C.		
LOAN NUMBER 22257	DATE OF LOAN 1/13/70	AMOUNT OF MORTGAGE \$ 7080.00	FINANCE CHARGE \$ 1836.75	INITIAL CHARGE \$ 48.42	CASH ADVANCE \$ 5193.08
NUMBER OF INSTALLMENTS 60	DATE DUE EACH MONTH 28th	DATE FIRST INSTALLMENT DUE 2/28/70	AMOUNT OF FIRST INSTALLMENT \$ 118.00	AMOUNT OF OTHER INSTALLMENTS \$ 118.00	DATE FINAL INSTALLMENT DUE 1/28/75

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 the State of South Carolina, County of Greenville being shown as Lot No. 81 on plat of section two, Cedar Vale, on plat thereof recorded in the NMC Office for Greenville County in Plat Book 4P, at page 12, said lot fronting on Overton Court.



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 Mortgagor'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

John R. [Signature]

W. H. [Signature]

(Witness)

L. Alton Taylor

L. Alton Taylor (L.S.)
Billie Taylor

Billie Taylor (L.S.)