4 2.50

REAL PROPERTY MORTGAGE

BOOK 1336 PAGE 189 ORIGINAL

FILED APR 3 1975 CONNIE S. TANKERSLEY R.M.C.

NAMES AND ADDRESSES OF ALL MORTGAGORS	MORTGAGEE: C.I.T. FINANCIAL SERVICES Inc.
Annie Mae Shaw Miller #2 South Street Taylors, South Carolina 29687	46 Liberty Lane Greenville, South Carolina 29606

LOAN NUMBER	DATE	DATE FINANCE CHARGE BEGINS TO ACCRUE IF OTHER THAN DATE OF TRANSACTION	NUMBER OF PAYMENTS	DATE DUE EACH MONTH	DATE FIRST PAYMENT DUE
	XXX 4-1-75	4-7-75	60	7th	5-7-75
AMOUNT OF FIRST PAYMENT	**AMOUNT OF OTHER PAYMENTS**	**DATE FINAL PAYMENT DUE**	**TOTAL OF PAYMENTS**		**AMOUNT FINANCED**
$ 47.00	$ 47.00	4-7-80	$ 2820.00		$ 2014.29

THIS MORTGAGE SECURES FUTURE ADVANCES — MAXIMUM OUTSTANDING $25,000

NOW, KNOW ALL MEN, that Mortgagor (all, if more than one), to secure payment of a Promissory Note of even date from Mortgagor to the above named Mortgagee in the above Total of Payments and all future and other obligations of Mortgagor to Mortgagee, the Maximum Outstanding at any given time not to exceed said amount stated above, hereby grants, bargains, sells, and releases to Mortgagee, its successors and assigns, the following described real estate together with all present and future improvements thereon situated in South Carolina, County of Greenville :

All [illegible] is a, parcel, or lot of land [illegible] Taylors, Greenville County, South Carolina, and [illegible] particularly described as Lot No. 3, as shown on a plat entitled "Specific [illegible], Exhibit [illegible] Industries, Inc., Taylors, South Carolina", made by Piedmont [illegible], dated [illegible], 1974, and recorded in the [illegible] Office for Greenville, [illegible], South Carolina, in Plat Book [illegible] at page 19, according to said plat, the within [illegible] lot is [illegible] as 2 [illegible] street and fronts thereon 100.9 feet.

This is the identical property conveyed [illegible] manner herein [illegible] of Burlington Industries, Inc., dated August 19, 2[illegible]5, and recorded in the [illegible] Office for Greenville County, South Carolina, in Deed Book [illegible].

This conveyance is subject to all restrictions, building ordinances, set back lines, roadways, easements and public rights of way, of record, if any, affecting the above described property.

TO HAVE AND TO HOLD all and singular the real estate described above unto said Mortgagee, its successors and assigns forever.

If 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, liens, assessments, obligations, prior encumbrances, and any charges whatsoever against the above described real estate as they become due. Mortgagor also agrees to maintain insurance in such form and amount as may be satisfactory to Mortgagee in Mortgagee's favor.

If Mortgagor fails to make any of the above mentioned payments or fails to maintain satisfactory insurance, Mortgagee may, but is not obligated to, make such payments or effect insurance in Mortgagee's own name, and such payments and expenditures for insurance shall bear interest at the highest lawful rate if not prohibited by law, shall be a lien hereunder on the above described real estate, and may be enforced and collected in the same manner as the other debt hereby secured.

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

Mortgagor agrees in case of foreclosure of this mortgage to pay a reasonable attorney's fee as determined by the court in which suit is filed and any court costs which shall be secured by this mortgage and included in judgment of foreclosure.

This mortgage shall extend, consolidate and renew any existing mortgage held by Mortgagee against Mortgagor on the above described real estate.

In Witness Whereof, (I-we) have set (my-our) hand(s) and seal(s) the day and year first above written.

Signed, Sealed, and Delivered
in the presence of

Lou Verne Bendle (Witness)

John R. Griffin Jr (Witness)

Annie Mae Shaw Miller (L.S.)
(Annie Mae Shaw Miller)

John G. Miller (L.S.)

C.I.T. 82-1024D (10-72) - SOUTH CAROLINA

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