

PAID: 2-3 SEP 30 1974 REAL PROPERTY MORTGAGE BOOK 1323 PAGE 707 ORIGINAL

NAMES AND ADDRESSES OF ALL MORTGAGORS Palmer David Goodjoin Alberta Goodjoin Rt. #3, Old Hundred Rd. Arthur D. Goodjoin Pelzer, S.C. Paul W. Goodjoin		MORTGAGEE: C.I.T. FINANCIAL SERVICES, Inc. ADDRESS: 46 Liberty Lane Greenville, S.C.			
LOAN NUMBER	DATE 9-23-74	DATE FINANCE CHARGE BEGINS TO ACCRUE IF OTHER THAN DATE OF DISBURSAL 9-29-74	NUMBER OF PAYMENTS	DATE DUE EACH MONTH	DATE FIRST PAYMENT DUE 11-12-74
AMOUNT OF FIRST PAYMENT \$ 101.00	AMOUNT OF OTHER PAYMENTS \$ 101.00	DATE FINAL PAYMENT DUE 10-12-79	TOTAL OF PAYMENTS \$ 6060.00	AMOUNT FINANCED \$ 1310.74	

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 that piece parcel or lot of land in Oaklawn township, Greenville County, State of South Carolina, designated as a part of lot number 7 of the estate of Robert Arnold as shown by plat Prepared by C.O. Riddle dated June, 1952, and revised November 27, 1959, and more fully described as follows:

BEGINNING at an iron pin in the road leading to the old home of the said Robert Arnold and the line of said property running thence N. 16-49 W. 390.1 feet to an iron pin; thence S. 37-01 W. 185.5 feet to an iron pin; thence S. 34-19 E. 311.4 feet to a point in the center of said road; thence S. 55-41 W. 68.1 Feet to the point of beginning and containing 0.87 acres, more or less, being part of the premises conveyed to me by Oscar Johnson by deed dated April 15, 1959 and recorded in the R.M.C. Office for Greenville County in Deed Book 621 at page 497.

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.

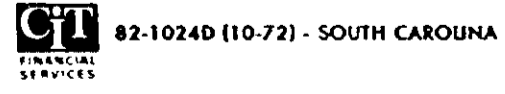
This mortgage shall extend, consolidate and renew any existing mortgage held by Mortgagee against Mortgagor on the above described real estate.

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

Ray P. Power
(Witness)
Linda M. Pohl
(Witness)

Palmer David Goodjoin (LS)
Palmer David Goodjoin
Alberta Goodjoin
Alberta Goodjoin
Arthur D. Goodjoin (LS)
Arthur D. Goodjoin
Paul W. Goodjoin (LS)
Paul W. Goodjoin



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