

REAL PROPERTY MORTGAGE **NO. 1346 REC-578** ORIGINAL

NAMES AND ADDRESSES OF ALL MORTGAGGORS James T. Thackston Sarah Thackston 502 Gulliver Street Fountain Inn, South Carolina 29644		MORTGAGEE: CLT. FINANCIAL SERVICES Inc ADDRESS: 46 Liberty Lane Greenville, S. C. 29636			
LOAN NUMBER	DATE 8-19-75	DATE FIRST PAYMENT DUE 8-25-75	NUMBER OF PAYMENTS 36	DATE DUE EACH MONTH 25th	DATE FIRST PAYMENT DUE 9-25-75
AMOUNT OF FIRST PAYMENT \$ 210.00	AMOUNT OF OTHER PAYMENTS \$ 210.00	DATE FINAL PAYMENT DUE 8-25-78	TOTAL OF PAYMENTS \$ 7560.00	AMOUNT FINANCED \$ 6146.35	

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

NOW, KNOW ALL MEN, that Mortgagor (at, 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 and containing of more or less than one acre, more or less, situate in the County of Greenville, State of South Carolina, to-wit: Parcel of land, more or less, bounded by the following: To the North by the line of the property of the late Mrs. J. M. Thackston, more or less; To the South by the line of the property of the late Mrs. J. M. Thackston, more or less; To the East by the line of the property of the late Mrs. J. M. Thackston, more or less; To the West by the line of the property of the late Mrs. J. M. Thackston, more or less. The above described real estate is more particularly described in the plat of the same, which is on file in the office of the Register of Deeds for the County of Greenville, South Carolina, and is referred to by reference in the above described Promissory Note.

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, order 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

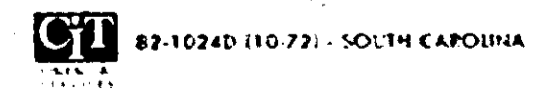
This mortgage shall extend, consolidate and renew any existing mortgage held by Mortgagee against Mortgagor on the above described real estate

In Witness Whereof, Mortgagor has set his hand and seals the day and year first above written

Signed, Sealed and Delivered
in the presence of

James T. Thackston (Witness)
Sarah Thackston (Witness)

James T. Thackston (LS)
 (James T. Thackston)
Sarah Thackston (LS)
 (Sarah Thackston)



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