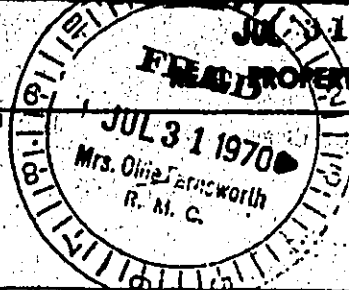


RECORDING FEE 150



ORIGINAL 2562 1462 PAGE 159
MORTGAGEE, UNIVERSAL C.I.T. CREDIT COMPANY
ADDRESS: 10 WEST STONE AVE.
GREENVILLE, S. C.

| | | | | | |
|--|---------------------------|--|--------------------------------------|---------------------------------------|--------------------------------------|
| NAME AND ADDRESS OF MORTGAGOR(S) JAMES E. KNIGHT CHARLOTTE C. KNIGHT 127 SHUBUE ADR. GREENVILLE, S. C. | | MORTGAGEE, UNIVERSAL C.I.T. CREDIT COMPANY ADDRESS: 10 WEST STONE AVE. GREENVILLE, S. C. | | | |
| LOAN NUMBER 22459 | DATE OF LOAN 7-15-70 | AMOUNT OF MORTGAGE 7440.00 | FINANCE CHARGE 1877.04 | INITIAL CHARGE 200.00 | CASH ADVANCE 4990.96 |
| NUMBER OF INSTALMENTS 60 | DATE DUE EACH MONTH 15 | DATE FIRST INSTALMENT DUE 8-15-70 | AMOUNT OF FIRST INSTALMENT 124.00 | AMOUNT OF OTHER INSTALMENTS 124.00 | DATE FINAL INSTALMENT DUE 7-15-75 |

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 THAT STATE OF SOUTH CAROLINA, COUNTY OF GREENVILLE, AND BEING SHOWN AS, LOT #68 ON A PLAT OF FARMINGTON ACRES, RECORDED IN THE RMC OFFICE FOR GREENVILLE IN PLATT BOOK RR PAGE 106-7.

TO HAVE AND TO HOLD all and singular the premises described above unto the said Mortgagee, his successors and assigns forever.

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

[Signature]
(Witness)

[Signature]
(Witness)

[Signature] (I.S.)

[Signature] (I.S.)