

BOOK 1562 PAGE 489 ORIGINAL

NAMES AND ADDRESSES OF ALL MORTGAGORS: Frances W. Jones 38 Douglas Dr. Greenville, SC 29605		MORTGAGEE: C.I.T. FINANCIAL SERVICES, INC. ADDRESS: 16 Liberty Lane P.O. Box 5758 Stat. B Greenville, SC 29606		
LOAN NUMBER 28841	DATE 1-25-82	DATE CHARGE BEGINS TO ACCRUE 1-29-82	NUMBER OF PAYMENTS 24	DATE FIRST PAYMENT DUE 2-28-82
AMOUNT OF FIRST PAYMENT \$ 82.00	AMOUNT OF OTHER PAYMENTS \$ 82.00	DATE FINAL PAYMENT DUE 1-29-80	TOTAL OF PAYMENTS \$ 6888.00	AMOUNT FINANCED \$ 3901.45

THIS MORTGAGE SECURES FUTURE ADVANCES -- MAXIMUM OUTSTANDING \$50,000

The words "you" and "your" refer to Mortgagee. The words "I," "me" and "my" refer to all Mortgagors indebted on the note secured by this mortgage.

To secure payment of a note which I signed today promising to pay you the above Total of Payments and to secure all my other and future obligations to you, the Maximum Outstanding of any given time not to exceed the amount stated above, each of the undersigned grants, bargains, sells and releases to you the real estate described below and all present and future improvements on the real estate, which is located in South Carolina, County of Greenville

All that piece, parcel or lot of land, with the building and improvements thereon, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina. Being known and designated as Lot 34 on Plat of Country Club Estates, plat of which is recorded in the M/C Office for Greenville County, SC in plat book G at pages 190 and 191, and having, according to said plat the following metes and bounds, to-wit: BEGINNING at an iron pin on the Southern side of Douglas Drive, joint corner of Lots 33 and 34 which point is 350 feet from Club Drive; and running thence along the joint line of Lots 33 and 34 S. 23-22 E. 150 feet to an iron pin; thence S. 66-38 W. 50 feet to an iron pin in the joint rear corner of Lots 34 and 35; thence along the joint line of said lots N. 23-22 E. 150 feet to an iron pin on the Southern side of Douglas Drive joint corner Lots 34 and 35; thence along the Southern side of Douglas Drive N. 66-38 E. 50 feet to the beginning corner.

This is the same property conveyed by deed recorded in Deeds Volume 474, page 188 Grantees to pay 1965 Taxes.

Derivation is as follows: Deed Book 780 Page 531 of Donald Ormsby, et. al, August 24, 1965. ALOS KNOWN as 38 Douglas Dr.

I will pay all taxes, liens, assessments, obligations, encumbrances and any other charges against the real estate and maintain insurance on the real estate in your favor in a form and amount satisfactory to you. You may pay any such tax, lien, assessment, obligation, encumbrance or other charge or purchase such insurance in your own name, if I fail to do so. The amount you pay will be due and payable to you on demand, will bear interest at the highest lawful rate, will be an additional lien on the real estate and may be enforced and collected in the same manner as any other obligation secured by this mortgage.

If I am in default for failure to make a required payment for 10 days or more, you may send me a notice giving me 20 days to eliminate the default. If I do not eliminate the default in the manner stated in the notice, or if I eliminate the default after you send the notice but default on a future payment by failing to pay on schedule, or if my ability to repay my loan or the condition, value or protection of your rights in the collateral securing my loan is significantly impaired, then the full amount I owe, less any charges which you have not yet earned, will become due, if you desire, without your advising me.

I will pay all expenses you incur in enforcing any security interest, including reasonable attorney's fees as permitted by law.

Each of the undersigned agrees that no extension of time or other variation of any obligation secured by this mortgage will affect any other obligations under this mortgage.

Each of the undersigned waives marital rights, homestead exemption and all other exemptions under South Carolina law.

This mortgage will extend, consolidate and renew any existing mortgage you hold against me on the real estate described above.

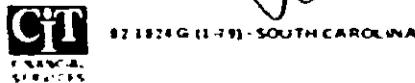
Signed, Sealed, and Delivered
in the presence of

[Signature]
(Witness)

[Signature]
(Witness)

Frances W. Jones (L.S.)
FRANCES W. JONES

Joseph Ronald Jones (L.S.)



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