

REAL PROPERTY MORTGAGE

VOL 1030 PAGE 312

NAMES AND ADDRESSES OF ALL MORTGAGORS Drexel Underwood Laura P. Underwood 311 Cannon Avenue Greer, South Carolina		MORTGAGEE: C.I.T. FINANCIAL SERVICES, INC. ADDRESS: 46 Liberty Lane P.O. Box 5750 Station B Greenville, S.C. 29606			
LOAN NUMBER	DATE	DATE THIS MORTGAGE BECAME SUBJECT TO ACCRUE IF MORE THAN SIXTY DAYS AFTER DATE OF TRANSACTION	NUMBER OF PAYMENTS	DATE DUE EACH MONTH	DATE FIRST PAYMENT DUE
29664	2/22/84		60	05	4/5/84
AMOUNT OF FIRST PAYMENT	AMOUNT OF OTHER PAYMENTS	DATE NEXT PAYMENT DUE	TOTAL OF PAYMENTS	AMOUNT FINANCED	
\$ 200.00	\$ 200.00	3/9/84	\$ 1500.00	\$ 1000.00	

FILED
 GREENVILLE 80: 8:0
 MAR 2 9 25 AM '84
 DONNIE S. TANKERSLEY
 REC'D

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 certain piece, parcel or lot of land, situate, lying and being on the north side of Cannon Avenue (Spring Street), in the City of Greer, County of Greenville, State of South Carolina, being shown and designated as Property of Drexel Underwood and Laura P. Underwood, Greer, S.C., on a plat thereof made by R. B. Bruce, P.L.S., October 10, 1970, recorded in the REC Office for Greenville County, South Carolina, in Plat Book 4-11, at Page 55, and having according to said plat the following metes and bounds, to-wit:

Beginning at an iron pin on the north side of Cannon Avenue at the curve of the intersection of Cannon Avenue with Albert Smith, and following the curve thereof, the chord of which is S. 48-21 W. 16.5 feet to an iron pin; thence still with the north side of Cannon Avenue N. 84-0 W. 117 feet to an iron pin; thence N. 22-30 W. 166 feet to an iron pin; thence S 89-24 E. 58.0 feet to an iron pin; thence S. 36-42 E. 104.6 feet to an iron pin; thence S 54-56 E. 86 feet to an iron pin on the west side of Albert Street; thence along said Albert Street S. 3-38 E. 20.8 feet to an iron pin, the point of beginning

Derivation: Deed Book 900, Page 439 Worthy B. Greene and Maggie W. Greene dated October 16, 1970 Also known as 311 Cannon Avenue, Greer, South Carolina

If I pay the note secured by this mortgage according to its terms this mortgage will become null and void.

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.

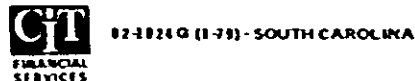
This mortgage will extend, consolidate and renew any existing mortgage you hold against me on the real estate described above.

Signed, Sealed, and Delivered
 in the presence of

[Signature]
 (Witness)
[Signature]
 (Witness)

[Signature] (L.S.)
 DREXEL UNDERWOOD
[Signature] (L.S.)
 LAURA P. UNDERWOOD

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