

**STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE**

ACCEVILLE Co., N.Y. - **W. H. C. WILSON**

104

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WHEREAS, W. L. Barnes

Terazosin extended-release 3 mg/day

C N Mortgages, Inc.

Five Thousand One Hundred Sixty and no/100-----

In Sixty monthly installments of Eighty-six and no/100 (\$86.00) Dollars beginning July 24, 1975 with final payment due June 24, 1980

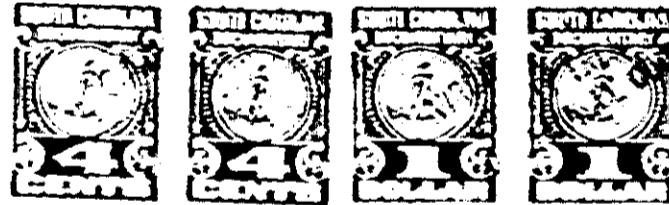
WHEREAS, the Manager of the Corporation has been appointed by the Manager as Agent for the Corporation.

in the Mortgaged, and also in the property of the persons herein named and also the persons in the Mortgagor at and before the sealing and delivery of this note to the persons herein named, and so far as may be lawfully done, are granted by the said Mortgagor, sold and released, and by these presents the grant, bargained and released by the Mortgagor to the persons and others.

"All that certain piece, parcels or lot of land, now and hereinafter to be known as Lots 8 and 9, in the State of South Carolina, County of Greenville, on the Northwestern side of Briarcliff Drive (formerly Central Avenue) being shown and designated as Lots 8 and 9 on a plat of Dixie Heights Subdivision recorded in the R. M.C. Office for Greenville County in Plat Book H, at Page 46, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the Northwestern side of Briarcliff Drive (formerly Central Avenue) at the joint front corner of Lots 9 and 10; running thence with the joint line of said lots N 46-48 W 150 feet to an iron pin; thence S 43-12 W 100 feet to an iron pin; thence S 46-48 E 150 feet to an iron pin on the Northwestern side of Briarcliff Drive (formerly Central Avenue) and running thence with the Northwestern side of said drive N 43-12 E 100 feet to an iron pin, the point of beginning.

This mortgage is junior in lien to that certain real estate mortgage dated July 2, 1974, and recorded in the R. M. C. Office for Greenville County in Volume 1315 of Real Estate Mortgages at Page 507.



Together with all and singular rights, members, improvements, and appurtenances to the same, not being in any way incident or appertaining, and all of the rents, issues, and profits which may arise therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter installed in the same, or fixed thereto; and it is agreed by both parties hereto that all fixtures and equipment other than the regular household furniture to be included in the real estate.

TO HAVE AND TO HOLD, all and singular the said premises, at the Moundville, in the County and Parish, forever.

The Mortgagee covenants that it will lawfully collect all the rents or other moneys due under this Deed for simple annuity, that it has good right and is lawfully authorized to sue for the same, and that it will defend the title of all lessors and co-tenants unto the Mortgagor and his heirs and executors and administrators except as provided herein. The Mortgagee further covenants to warrant and defend the title of the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever, holding the same at the part thereof.

The Minutes for further discussions and agreed as follows:

(1) That this mortgage shall secure the Mortgagor for such further sums as may be advanced hereafter, at the option of the Mortgagor, for the payment of taxes, insurance premiums, public assessments, repairs or other purposes pursuant to the covenants herein. This mortgage shall also secure the Mortgagor for any further loans, advances, endorsements or credits that may be made hereafter to the Mortgagor by the Mortgagor so long as the total indebtedness thus secured does not exceed the original amount set down on the face hereof. All sums so advanced shall bear interest at the same rate as the mortgage debt and shall be payable on demand of the Mortgagor unless otherwise provided in writing.

(2) That it will keep the improvements now existing or hereafter erected on the mortgaged property insured as may be required from time to time by the Mortgagee against loss by fire and any other hazards specified by Mortgagee, in an amount not less than the mortgage debt, or in such amounts as may be required by the Mortgagee, and in companies acceptable to the Mortgagee, and that all such policies and renewals thereof shall be held by the Mortgagee, and have attached thereto loss payable clauses in favor of and in form acceptable to the Mortgagee, and that it will pay all premiums therefor when due, and that it does hereby assign to the Mortgagee the proceeds of any policy insuring the mortgaged premises and does hereby authorize each insurer to pay any claim arising out of such policy directly to the Mortgagee, to the extent of the balance owing on the Mortgage debt, whether due or not.

(3) That it will keep all improvements now existing on the premises ready for completion and, in the case of a construction loan, that it will continue construction until such time as the Company may, at its option, enter upon said premises, make whatever repairs are necessary to put the same in a fit condition for occupancy, and charge the expenses for such repairs to the completion of said improvements.