REAL PROPERTY MORTGAGE

BOOK 1416 PAGE 8 ORIGINAL

FILED NOV 16 1977 LONNIE S. TANKERSLEY R.M.C.

NAMES AND ADDRESSES OF ALL MORTGAGORS	MORTGAGEE C.I.T. FINANCIAL SERVICES ADDRESS 2911 N. Main St. Anderson, SC 29621
Coster Lee Brown Willie Brown Rt. 2 Box 311 Pelzer, SC	

LOAN NUMBER	DATE	DATE FINANCE CHARGE BEGINS TO ACCRUE IF OTHER THAN DATE OF TRANSACTION	NUMBER OF PAYMENTS	DATE DUE EACH MONTH	DATE FIRST PAYMENT DUE
13803770	11/14/77		84	17	12/17/77
AMOUNT OF FIRST PAYMENT	**AMOUNT OF OTHER PAYMENTS**	**DATE FINAL PAYMENT DUE**	**TOTAL OF PAYMENTS**		**AMOUNT FINANCED**
$ 102.00	$ 102.00	11/17/85	$ 8568.00		$ 5135.42

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

NOW, KNOW ALL MEN, that Mortgagor (all, 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

Coster Lee Brown and Willie C. Brown all that piece, parcel or lot of land situate, lying and being in Oaklawn Township, County and State of aforesaid and more fully described as follows.

Beginning in the center of County Road at corner of property now or formerly owned by George Arnold, and running thence with line of J. L. Ying property S. 9-45W. 210.0 feet to a point; thence by a new line N 77-31E 214.7 feet to a point; thence N 9-45E 210.0 feet to a point in the road; thence along the road S 80-35 W 100 feet to a bend; thence continuing along the road S 71-51 W 115.0 feet to the beginning corner and containing one acre more or less according to a plat by Carolina Engineering Co. dated Nov. 4, 1961, and being a part of part of the same land conveyed to me by J. P. Chandler and J. P. Chandler Jr. by deed dated March 27, 1931, and recorded in R.M.C. office in deed book Vol. 200, page 451.

TO HAVE AND TO HOLD all and singular the real estate described above unto said Mortgagee, its successors and assigns forever.

If Mortg[illegible] indebtedness hereby secured then this mortgage shall become null and void.

Mortgo[illegible] any charges whatsoever against the above described real estate as they become due. Mortgo[illegible] Mortgagee in Mortgagee's favor.

If Mort[illegible] may, but is not obligated to, make such payments or effect ins[illegible] a lawful rate if not prohibited by law, shall be a lien hereunder [illegible] hereby secured.

Upon any default, all obligations of Mortgagor to Mortgagee shall become [illegible] thout 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, (I-we) have set (my-our) hand(s) and seal(s) the day and year first above written.

Signed, Sealed, and Delivered in the presence of

(Witness)

(Witness)

Coster Lee Brown (L.S.)

Mrs Willie C. Brown (L.S.)

CIT FINANCIAL SERVICES 82-1024D (10-72) - SOUTH CAROLINA

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