

1488 246 ORIGINAL

NAMES AND ADDRESSES OF ALL MORTGAGORS Willie C. Chapman Beatrice Chapman 27 Doe Street Greenville, S.C. 29611		MORTGAGEE: C.I.T. FINANCIAL SERVICES INC ADDRESS: 46 Liberty Lane P.O. Box 5758 Station B Greenville, S.C. 29606			
LOAN NUMBER 27252	DATE 10-22-79	FINANCE CHARGE IN ONE YEAR 10-26-79	NUMBER OF PAYMENTS 24	DATE DUE EACH MONTH 26	DATE FIRST PAYMENT DUE 11-26-79
AMOUNT OF FIRST PAYMENT \$ 140.00	AMOUNT OF OTHER PAYMENTS \$ 140.00	DATE FINAL PAYMENT DUE 10-26-86	TOTAL OF PAYMENTS \$ 11760.00	AMOUNT FINANCED \$ 2048.62	

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 at 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 lot of land in Greenville County, State of South Carolina on the Northern side of Doe Street, in the City of Greenville (formerly West Greenville), being shown as Lot No. 5 on plat of property of Minnie B. Christopher made by Pickell & Pickell, on July 6, 1948, recorded in Plat Book "U" at page 113, and having such metes and bounds as shown thereon. Being the same property conveyed to Willie C. and Beatrice Chapman by J. A. & Elizabeth G. Hendrix by deed dated 29th day August 1968 and recorded in the R.M.C. Office for Greenville County recorded on 16 Day September 1968 in Deed Book 852 at page 354.

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

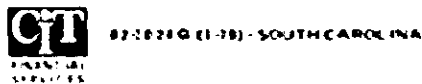
This mortgage will extend, consolidate and renew any existing mortgage you hold against me on the real estate described above

Signed, Sealed, and Delivered in the presence of

Santha A. Simpson (Witness)

Willie C. Chapman (L.S.)  
Beatrice Chapman (L.S.)

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