

GREENVILLE, S.C. FILED

REAL PROPERTY MORTGAGE

BOOK 1567 PAGE 531 ORIGINAL

NAMES AND ADDRESSES OF ALL MORTGAGORS Joe P. Lollis Wanda G. Lollis Rt. 3, Box 517 Piedmont, SC 29673		MORTGAGEE: C.I.T. FINANCIAL SERVICES, INC. ADDRESS: 2320 East North St. P.O. Box 2423 Greenville, SC 29602			
LOAN NUMBER 30705	DATE April 7, 1982	DATE FINANCE CHARGE BEGINS TO ACCRUE 04/13/82	NUMBER OF PAYMENTS 36	DATE DUE EACH MONTH 13	DATE FIRST PAYMENT DUE May 13, 1982
AMOUNT OF FIRST PAYMENT \$ 190.00	AMOUNT OF OTHER PAYMENTS \$ 190.00	DATE FINAL PAYMENT DUE 04/13/85	TOTAL OF PAYMENTS \$ 6840.00	AMOUNT FINANCED \$ 5255.54	

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 in Grove Township, Greenville County, State of South Carolina, Situate and lying at the rear of property conveyed to Joe P. Lollis and Wanda Lollis by deed of C.E. Long, dated June 7th, 1977 and recorded in office of R.M.C. for Greenville Count in Book 1102 page 837, and having the following Metes and Bounds to-wit;

Beginning at a I.P. on line of C.E. Long and Joe P. and Wanda Lollis and running thence N07-14 w for 202.0 feet to I.P. N 89-54 E for 30 feet to I.P. thence along old line S 1-18 W to I.P. joint corner of C.E. Long and the piont of origin.

This is a portion of the same land conveyed to C.E. Long, By deed of S.M. Jones dated January 12, 1944, and recorded in the office of R.M.C. for Greenville County, in Deed book 260, page 62.

Derivation is as follows: Deed Bood 1102, Page 837, From C.E. Long dated May 18, 1979 and C.E. Lond Deed Book 1104, Page 595 dated : June 12, 1979.

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

*Uenow J. Tate Jr.*  
(Witness)

*Charles A. Lott*  
(Witness)

*Joe P. Lollis* (L.S.)

*Wanda G. Lollis* (L.S.)

CIT FINANCIAL SERVICES 82-18240 (1-79) - SOUTH CAROLINA

4328 RV-2