

SEP 5 1968
5632

REAL PROPERTY MORTGAGE

BOOK 1102 PAGE 199

ORIGINAL

NAME AND ADDRESS OF MORTGAGOR(S) Raymond H. & Margaret Watson 120 Connecticut Ave. Greer, S.C.		MORTGAGEE: UNIVERSAL C.I.T. CREDIT COMPANY ADDRESS: 46 Liberty Lane Greenville, S.C.			
LOAN NUMBER 21593	DATE OF LOAN 8-21-68	AMOUNT OF MORTGAGE \$ 3936.00	FINANCE CHARGE \$ 828.63	INITIAL CHARGE \$ 147.97	CASH ADVANCE \$ 2959.40
NUMBER OF INSTALMENTS 48	DATE DUE EACH MONTH 21st	DATE FIRST INSTALMENT DUE 9-21-68	AMOUNT OF FIRST INSTALMENT \$ 82.00	AMOUNT OF OTHER INSTALMENTS \$ 82.00	DATE FINAL INSTALMENT DUE 8-21-72

THIS MORTGAGE SECURES FUTURE ADVANCES — MAXIMUM OUTSTANDING \$10,000.00

THIS INDENTURE WITNESSETH that Mortgagor (all, if more than one) to secure payment of a Promissory Note of even date from Mortgagor to Universal C.I.T. Credit Company (hereafter "Mortgagee") in the above Amount of Mortgage and all future advances from Mortgagee to Mortgagor, the Maximum Outstanding at any given time not to exceed said amount stated above, hereby grants, bargains, sells, and releases to Mortgagee the following described real estate together with all improvements thereon situated in South Carolina, County of Greenville

In the City of Greer, Chick Springs Tp, and being more particularly described as Lot #173 on a plat of property entitled "Subdivision of Greer Mill Village" Greer, S.C., made by Dalton & Neves Jan. 1951 revised July 1952 Recorded in the R.M.C. Office for Greenville County in Plat Book GG Page 15. According to said plat the within described lot is also known as 12 Connecticut Ave. and fronts thereon 68.5ft.



If the Mortgagor shall fail to comply with the terms of the mortgage, this mortgage shall become null and void. Mortgagor agrees to pay all taxes, assessments and charges against the above-described premises. Mortgagor also agrees to maintain insurance in such form and amount as may be satisfactory to the Mortgagee in Mortgagee's favor, and in default thereof Mortgagee may elect to procure (or cause to be procured) said insurance in its own name.

Any amount which Mortgagee may expend to discharge any tax, assessment, obligation, covenant or insurance premium shall be a charge against Mortgagor with interest at the highest lawful rate and shall be an additional lien on said mortgaged property, and may be enforced and collected in the same manner as the principal debt hereby secured.

All obligations of Mortgagor to Mortgagee shall become due, at the option of Mortgagee, without notice or demand, upon any default.

Mortgagor agrees in case of foreclosure of this mortgage, by suit or otherwise, to pay a reasonable attorney's fee and any court costs incurred which shall be secured by this mortgage and included in judgment of foreclosure.

In Witness Whereof, we have set our hands and seals the day and year first above written.

Signed, Sealed, and Delivered in the presence of

Bernadette Foster
(Witness)

[Signature]
(Witness)

Raymond H. Watson (L.S.)

Margaret C. Watson (L.S.)

UNIVERSAL C.I.T. LOANS 82-1024 (6-67) - SOUTH CAROLINA

*Paid and fully satisfied this 23rd of Feb. 1970.
Universal C. I. T. Credit Company
By R. D. Ray attorney in fact
Witness Bernadette Foster*

SATISFIED AND CANCELLED OF RECORD

26 Feb 1970
Olie Farnsworth

R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 12:33 O'CLOCK P. M. NO. 18835