

MAR 3 1969



NAME AND ADDRESS OF MORTGAGOR(S) Grace Waldrop 117 Parkdale Drive Greenville, S.C. 20585		MORTGAGEE: UNIVERSAL C.I.T. CREDIT COMPANY ADDRESS: 10 West Stone Ave, Greenville, S.C.			
LOAN NUMBER 21807	DATE OF LOAN 2-24-69	AMOUNT OF MORTGAGE \$ 3360.00	FINANCE CHARGE 707.37	INITIAL CHARGE \$ 126.32	CASH ADVANCE \$ 2526.31
NUMBER OF INSTALMENTS 48	DATE DUE EACH MONTH	DATE FIRST INSTALMENT DUE 3-24-69	AMOUNT OF FIRST INSTALMENT \$ 70.00	AMOUNT OF OTHER INSTALMENTS \$ 70.00	DATE FINAL INSTALMENT DUE 2-24-73

**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,

All that piece, parcel or lot of land in the County of Greenville, State of South Carolina, being known and designated as Lot #62 as shown on plat of subdivision known as PARKDALE, according to a survey thereof by Dalton & Neves, Engineers, July, 1960, recorded in the R.M.C. office for Greenville County in Plat Book "RR", at page 55 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Parkdale Drive at the joint front corner of Lots Nos. 61 and 62 and running thence with the line of Lot No. 61 N. 86-38 E. 160 feet to an iron pin in the rear line of Lot No. 55; thence with the rear lines of Lots Nos. 55 and 54 S. 3-22 E. 100 feet to an iron pin at the joint rear corner of Lots Nos. 62 and 63; thence with the line of Lot No. 63 S. 86-38 W. 160 feet to an iron pin on the eastern side of Parkdale Drive; thence with the eastern side of Parkdale Drive N. 3-22 W. 100 feet to the beginning corner.

If the Mortgagor shall fully pay according to its terms the indebtedness hereby secured then 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 effect (but is not obligated) 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

*[Signature]*  
(Witness)

*[Signature]*  
(Witness)

*Grace Waldrop* (L.S.)

..... (L.S.)

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