

UNIVERSAL CREDIT	
DATE OF ISSUE	11-25-77
AMOUNT OF CASH	10,000
DATE PAID	11-25-77

BY *[Signature]* PAYABLE OUTSTANDING \$10,000.00

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

ALL THAT CERTAIN PLEASANT TRACT OF LAND IN GREENVILLE COUNTY, STATE OF SOUTH CAROLINA, BEING KNOWN AND DESIGNATED AS LOT NO. 62 ON LONG SHOALS ROAD ACCORDING TO A SURVEY OF THE PROPERTY OF S.C. BEATTIE ESTATE MADE BY J.C. HILL AUGUST 10, 1966 AND HAVING ACCORDING TO SAID PLAT, THE FOLLOWING METES AND BOUNDS, TO WIT:

BEGINNING AT AN IRON PIN ON LONG SHOALS ROAD AT THE JOINT FRONT CORNER OF LOTS NUMBERS 62 AND 63 AND RUNNING THENCE S. 66-30 W. 100 FEET TO AN IRON PIN JOINT CORNER OF LOTS NUMBER 64 AND 63; RUNNING THENCE N. 22-10 W. 198.6 FEET; RUNNING THENCE N 64-30 E 115 FEET; RUNNING THENCE S. 18-10 E. 202.6 FEET TO AN IRON PIN, 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, but is not obligated to, effect said insurance in its own name.

Any amount which Mortgagee may expend to discharge any tax, lien, assessment, obligation, covenant, insurance premium, prior mortgage or any charge whatsoever in connection with the above described real estate shall be an additional lien secured by this mortgage with interest at the highest lawful rate if not prohibited by law, and may be enforced and collected in the same manner as the 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 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, we have set our hands and seals the day and year first above written.

Signed, Sealed, and Delivered  
in the presence of

*[Signature]* (Witness)  
Pan State (Witness)

*[Signature]* (L.S.)  
FLOYD C. LAND (L.S.)