

BOOK 1247 PAGE 247

REAL ESTATE MORTGAGE (Prepare in Triplicate)

ORIGINAL-RECORDING
DUPLICATE-OFFICE COPY
TRIPPLICATE-CUSTOMER

STATE OF SOUTH CAROLINA COUNTY OF Greenville



First Payment Due Date	Final Payment Due Date	Loan Number	Date of Note	No. of Monthly Payments	Amount of Each Payment	Filing, Recording and Releasing Fees
10-1-72	9-1-77	3023-3112	8-17-72	60	114.00	5.76
Auto Insurance	Accident and Health Ins. Premium	Credit Life Ins. Premium	Cash Advance (Total)	Initial Charge	Finance Charge	Amount of Note (Loan)
None	None	None	4992.71	99.85	1747.44	6840.00

MORTGAGORS

(Names and Addresses)

Shirley C. Lemons
Jack W. Lemons
26 Cahu Drive
Taylors SC 29687

MORTGAGEE

COMMERCIAL CREDIT PLAN
INCORPORATED

Greenville

SOUTH CAROLINA

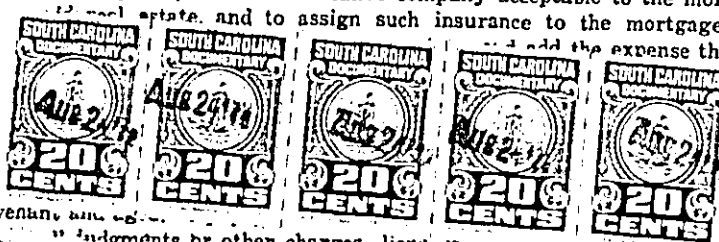
NOW KNOW ALL MEN, That the said Mortgagors in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Mortgagee according to the terms of said note, and also in consideration of the further sum of Three Dollars, to them the said Mortgagors in hand well and truly paid by the said Mortgagee at and before the signing of these Presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released and by these Presents do grant, bargain, sell and release unto the said Mortgagee the following described Real Estate, Viz:

Beginning at an iron pin on the eastern side of Cahu Drive at the joint front corner of Lots Nos. 12 and 13 and running thence along said drive, N1-30E, 100 feet to an iron pin; thence N89-22E 225 feet to an iron pin; thence S0-38E 108.6 feet to an iron pin; thence N88-30W 228.3 feet to an iron pin, the point of beginning.

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging or in anywise incident or appertaining.

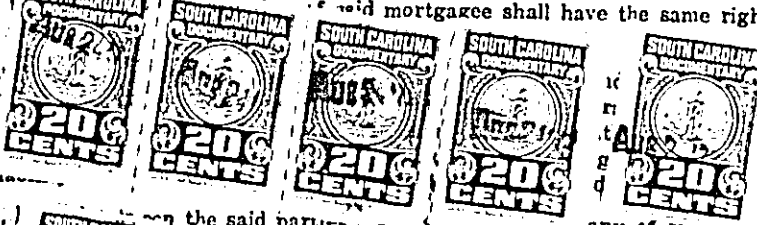
TO HAVE AND TO HOLD all and singular the Premises before mentioned unto the said mortgagee, its successors and Assigns forever. And they do hereby bind their Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said mortgagee, its successors and Assigns, from and against their Heirs, Executors, Administrators and Assigns and every person whomsoever lawfully claiming or to claim the same or any part thereof.

The mortgagor does hereby covenant and agree to procure and maintain insurance in the amount sufficient to cover this mortgagee, against all loss or damage by fire, in some insurance company acceptable to the mortgagee herein, upon all buildings now or hereafter existing up and to assign such insurance to the mortgagee as additional security, and in default thereof said mortgagor shall add the expense thereof to the face of the mortgage manner as the balance of the mortgage debt as a part of the principal mortgage debt and the lien by shall, at the option of the mortgagee shall have procured to procure and maintain (either mortgagee, become immediate or maintained such insurance



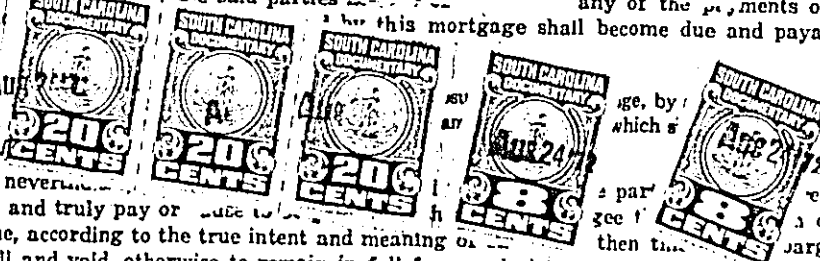
Mortgagor does hereby covenant and agree against said real estate, and against all hereditaments or other charges, liens or encumbrances that may be levied or assessed against the same or that may become a lien against the same, that the said mortgagee shall have the same rights and options as above provided

And if at any time a lien shall be levied against the above premises, the mortgagors hereby assigns the rents and profits of the above premises and agree that any Judge of the Circuit Court of said State shall take possession of said premises and collect said rents and profits (in action) upon said debt, interest, and cost of expense; without further process being had thereon.



AND IT IS AGREED, that if any of the payments of interest or principal as herein provided for, the whole or any part of this mortgage shall become due and payable at once at the option of the mortgagee.

AND IT IS AGREED by and between the mortgagor and mortgagee, that the mortgagee shall recover of the mortgagor a reasonable sum of money by which this mortgage, and shall be included in judgment of foreclosure by the mortgagee.



PROVIDED ALWAYS, nevertheles, that when the said mortgagor, do and shall well and truly pay or cause to be paid the interest and principal of money aforesaid, with interest thereon, if any be due, according to the true intent and meaning of this mortgage, then this mortgage shall be null and void, otherwise to remain in full force and virtue.