

MORTGAGEE: ROBERT E. NALLEY, JR. JOYCE P. NALLEY P.O. BOX 7025 EASTLEY HIGHWAY, ROUTE 11 GREENVILLE, S.C.		MORTGAGOR: CIT FINANCIAL SERVICES 10 WEST STONE AVE. GREENVILLE, S.C.			
LOAN NUMBER	DATE OF LOAN	AMOUNT OF MORTGAGE	FINANCE CHARGE	NETAL CHARGE	CASH ADVANCE
	10-1-72	\$19,080.00	\$7856.17	\$-0-	\$11,223.53
NUMBER OF INSTALLMENTS	DATE DUE EACH MONTH	DATE FIRST PAYMENT DUE	AMOUNT OF FIRST INSTALLMENT	AMOUNT OF OTHER INSTALLMENTS	DATE FINAL INSTALLMENT DUE
120	15	11-15-72	\$159.00	\$159.00	10-15-82

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

NOW, KNOW ALL MEN that Mortgagee (all if more than one), to secure payment of a Promissory Note of even date from Mortgagee to Universal C.I.T. Credit Company (hereafter "Mortgagee") in the above Total of Payments and all future advances from Mortgagee to Mortgagee, the Maximum Outstanding at any given time not to exceed said amount stated above, hereby grants, bargains, sells, and releases to Mortgagee, its successors and assigns, the following described real estate together with all improvements thereon situated in South Carolina, County of GREENVILLE

ALL THAT CERTAIN PIECE, PARCEL OR LOT OF LAND, WITH ALL IMPROVEMENTS THEREON, SITUATE, LYING AND BEING IN THE STATE OF SOUTH CAROLINA, COUNTY OF GREENVILLE, AND IN GREENVILLE TOWNSHIP, SCHOOL DISTRICT 8-f, BEING KNOWN AND DESIGNATED AS LOT NO. 2 OF THE PROPERTY OF EUGENE NALLEY, ACCORDING TO SAID PLAT, THE FOLLOWING METES AND BOUNDS:

BEGINNING AT AN IRON PIN IN THE CENTER OF AN UNNAMED ROAD, SAID PIN BEING 558.2 FEET IN A SOUTHWESTERLY DIRECTION FROM AN IRON PIN AT THE CORNER OF PROPERTY NOW OR FORMERLY BELONGING TO FALLIS REALTY CORPORATION AND RUNNING THENCEALONG THE CENTER OF SAID ROAD S. 76-21 W. 307.4 FEET TO AN IRON PIN; THENCE S. 86.04 W. 170.9 FEET TO AN IRON PIN AT THE JOINT FRONT CORNER OF LOTS NOS. 1 AND 2; THENCE ALONG THE DIVIDING LINE OF SAID LOTS S.15-05 W. 278.1 FEET TO AN IRON PIN IN THE CENTER OF THE ROAD; THENCE S. 59-04 E. 137.4 FEET TO AN IRON PIN AT A BEND IN SAID ROAD; THENCE N. 65-56 E. 73.7 FEET TO AN IRON PIN AT ANOTHER BEND IN SAID ROAD; THENCE N. 17-18 E. 203.8 FEET TO AN IRON PIN AT ANOTHER BEND IN SAID ROAD; THENCE N. 56-19 E. 344.2 FEET TO THE BEGINNING CORNER.

- TO HAVE AND TO HOLD all and singular the premises described above unto the said Mortgagee, its successors and assigns forever.
- If the Mortgagee shall fully pay according to its terms the indebtedness hereby secured then this mortgage shall become null and void.
- Mortgagee agrees to pay all taxes, assessments and charges against the above-described premises.
- Mortgagee 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 Mortgagee to Mortgagee shall become due, at the option of Mortgagee, without notice or demand, upon any default.
- Mortgagee 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 Mortgagee 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

RD. Swartz (Witness) Robert E. Nalley, Jr. (L.S.)
J.A. Jones (Witness) Joyce P. Nalley (L.S.)

11:11 AM
 A. Oct. 6, 1972
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