

NAME AND ADDRESS OF MORTGAGOR Billy Ray Hiott Bobbie C. Hiott 100 Yawn Street Greenville, S. C.		MORTGAGEE CIT Financial Services, Inc. 46 Liberty Lane Greenville, S. C.			
LOAN NUMBER	DATE OF LOAN	AMOUNT OF MORTGAGE	FINANCE CHARGE	INITIAL CHARGE	CASH ADVANCE
	10/5/72	\$ 6360.00	\$ 1597.04	\$ 200.00	\$ 4562.96
NUMBER OF INSTALLMENTS	DATE DUE EACH MONTH	DATE FIRST INSTALLMENT DUE	AMOUNT OF FIRST INSTALLMENT	AMOUNT OF OTHER INSTALLMENTS	DATE FINAL INSTALLMENT DUE
60	15th	11/15/72	\$ 106.00	\$ 106.00	10/15/77

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

NOW, KNOW ALL MEN, that Mortgagor (all, if more than one), to secure payment of a Promissory Note of even date from Mortgagor to Universal C.T. Credit Company (hereafter "Mortgagee") in the above Total of Payments, and all future advances from Mortgagee to Mortgagor, the Maximum Outstanding of 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 piece, parcel or lot of land with the buildings and improvements thereon, lying and being near the City of Greenville, County of Greenville, State of South Carolina, Being known and designated as a part of the property formerly owned by Rose R. Hendrix, and also known and designated as the former property of T. E. Hunder, as recorded in Plat Book VV, at page 100 and having the following metes and bounds, to-wit: Beginning at an iron pin in the north west intersection of Yawn Road and Redwood Drive, and running thence along Yawn road S 85-15 W 100 feet to an iron pin; thence N. 3-30 W. 262 feet to an iron pin on Redwood Drive; thence along Redwood Drive S 24-38 E 278.8 feet to an iron pin at the point of beginning. As a part of the consideration hereof the Grantee agrees to assume and pay according to its terms, that certain note and mortgage given to Cameron Brown Company, on which there is a balance due of \$11,385.99.

This is the same property conveyed by deed recorded in RMC Office for Gville City South Carolina, May 30, 1961 in Bk. 675 of Deeds, Page 34.

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

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

*John P. ...*  
(Witness)  
*Linda R. Baymore*  
(Witness)

*Billy Ray Hiott* (L.S.)  
Billy Ray Hiott  
*Bobbie C. Hiott* (L.S.)  
Bobbie C. Hiott