

NAMES AND ADDRESSES OF ALL MORTGAGORS James A. Atkins Nellie McGraw Atkins Route 2, Landrum, S.C.		MORTGAGEE C.I.T. FINANCIAL SERVICES, INC. Box 2628 Spartanburg, S.C.			
LOAN NUMBER	DATE 10-26-72	DATE FINANCE CHARGE BEGINS TO ACCRUE IF OTHER THAN DATE OF TRANSACTION	NUMBER OF PAYMENTS 120	DATE DUE EACH MONTH 26	DATE FIRST PAYMENT DUE 11-26-72
AMOUNT OF FIRST PAYMENT \$ 144.00	AMOUNT OF OTHER PAYMENTS \$ 144.00	DATE FINAL PAYMENT DUE 10-26-82	TOTAL OF PAYMENTS \$ 17,280.00	AMOUNT FINANCED \$ 10,164.71	
FINANCE CHARGE \$ 115.29		ANNUAL PERCENTAGE RATE 11.69%			

THIS MORTGAGE SECURES FUTURE ADVANCES — MAXIMUM OUTSTANDING \$20,000

NOW, KNOW ALL MEN, that Mortgagee (all, if more than one), to secure payment of a Promissory Note of even date from Mortgagor to C.I.T. Financial Services, Inc. (hereinafter "Mortgagee") in the above Total of Payments and all future and other obligations of Mortgagor 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 present and future improvements thereon situated in South Carolina, County of Spartanburg, S.C. Greenville, S.C. All that parcel of land in Highland Township, Greenville County, S.C., being described as follows: Beginning at an iron pin in the center of the Rutherford road on the Andrew Neves line; thence with said line 374-298 11.8 chains to a stake in the T. E. Morrow line; thence with T. E. Morrow line 334-350 15.76 chains to the center of the Spartanburg Road; thence with said road to the center of new Rutherford Road on the line to the Beginning corner; containing 17 acres, less a .74 acres released in Mortgage Book 1188 at page 264 in the R. M. C. Office from Greenville County.



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

If 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 liens, taxes, assessor's, obligations and any charges whatsoever against the above described real estate and all sums due under any prior encumbrances against said real estate. Mortgagor also agrees to maintain insurance on the above described real estate in such form and amount as may be satisfactory to Mortgagee in Mortgagee's favor and in default thereof Mortgagee may, but is not obligated to, effect said insurance in Mortgagee's own name.

If Mortgagee makes an expenditure for any lien, tax, assessment, premium, covenant, prior mortgage or any charge whatsoever in connection with the above described real estate, such expenditure shall bear interest at the highest lawful rate if not prohibited by law, shall be a lien hereunder on the above described real estate, and may be enforced and collected in the same manner as the other debt hereby secured.

Upon any default all obligations of Mortgagor to Mortgagee shall become due, at the option of Mortgagee, without notice or demand.

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, (I-we) have set (my-our) hand(s) and seal(s) the day and year first above written.

Signed, Sealed, and Delivered in the presence of

Oppe Cook
(Witness)

Kathy B. Ashize
(Witness)

James H. Thomas (LS.)

Nellie M. Atkins (LS.)

See Release Vol 2, 3 & 4, also R.M.C. documents See R.E.M. Book 1276 page 325