

REGISTRATION NO. 22  
COMPLIED WITH

RECORDING FEE  
PAID \$ 2.50

REAL PROPERTY MORTGAGE

BOOK 1282 PAGE 157

ORIGINAL

NAME AND ADDRESS OF MORTGAGOR(S) Donald L. Gilbert Patty B. Gilbert Rt. 7, Clubview Drive Greenville, SC 29609		MORTGAGEE: UNIVERSAL CITY CREDIT COMPANY ADDRESS: CIT Financial Services 10 W. Stone Avenue Greenville, SC			
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LOAN NUMBER	DATE OF LOAN	AMOUNT OF MORTGAGE	FINANCE CHARGE	INITIAL CHARGE	CASH ADVANCE
	6-15-73	\$ 6050.00	\$ 1519.26	\$ 200.00	\$ 4340.74
NUMBER OF INSTALMENTS	DATE DUE EACH MONTH	DATE FIRST INSTALMENT DUE	AMOUNT OF FIRST INSTALMENT	AMOUNT OF OTHER INSTALMENTS	DATE FINAL INSTALMENT DUE
60	20	7-20-73	\$ 101.00	\$ 101.00	6-20-78

JUN 20 1973  
RECEIVED  
REGISTRY

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

THIS INDENTURE WITNESSETH that Mortgagor (all, if more than one) to secure payment of a Promissory Note of even date from Mortgagor to Universal C.I.T. Credit Company (hereafter "Mortgagee") in the above Amount of Mortgage 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 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 situate, lying and being in Greenville County, South Carolina, Shown and designated as Lot 3 Club View Drive, Club View Heights, Plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book GG at Page 145, reference to said plat being hereby craved for a more Particular description.

This conveyance is subject to all restrictions, setback lines, roadways, casement and rights-of-way, if any, appearing of record, on the premises, or on the recorded plat, which affect the property hereinabove described.

This is the same property as that conveyed to the Grantor herein by deed recorded in the R.M.C. Office for Greenville County in Deed Book 529 at page 494.

TO HAVE AND TO HOLD all and singular the premises described above unto the said Mortgagee, his 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 effect (but is not obligated) said insurance in its own name.

Any amount which Mortgagee may expend to discharge any tax, assessment, obligation, covenant or insurance premium shall be a charge against Mortgagor with interest at the highest lawful rate and shall be an additional lien on said mortgaged property, and may be enforced and collected in the same manner as the principal 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, by suit or otherwise, to pay a reasonable attorney's fee and any court costs incurred which shall be secured by this mortgage and included in judgment of foreclosure.

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)

*[Signature]*  
\_\_\_\_\_  
(Witness)

*[Signature]*  
\_\_\_\_\_  
(I.S.)

*[Signature]*  
\_\_\_\_\_  
(I.S.)