

FILED REAL PROPERTY MORTGAGE
GREENVILLE CO. S. C.

Pls. Return To

ORIGINAL

NAME AND ADDRESS OF MORTGAGOR(S): Thomas J. Cooper Annie M. Cooper 303 Orchard Drive Greenville, S. C.		MORTGAGEE: UNIVERSAL CREDIT COMPANY ADDRESS: P.O. Box 2423 Greenville, S.C.		CIT FINANCIAL SERVICES, INC. FEE RECORDING FEE PAID \$ 300 1311 PAGE 537	
DATE OF LOAN 5-3-74	AMOUNT OF MORTGAGE \$ 9360.00	FINANCE CHARGE \$ 2574.61	INITIAL CHARGE \$ 200.00	CASH ADVANCE \$ 6785.79	
NUMBER OF INSTALMENTS 60	DATE DUE EACH MONTH 23	DATE FIRST INSTALMENT DUE 6-23-74	AMOUNT OF FIRST INSTALMENT \$ 156.00	AMOUNT OF OTHER INSTALMENTS \$ 156.00	DATE FINAL INSTALMENT DUE 5-23-79

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.I.T. Credit Company (hereafter "Mortgagee") in the above Total of Payments and all future advances from Mortgagee to Mortgagor, 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 piece, parcel or lot of land, with the buildings and improvements thereon, situate, lying and being near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot 231 on Section III of Orchard Acres, which plat is recorded in the RMC Office for Greenville County, South Carolina, in Plat Book "CC" at Page 143, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Orchard Drive, joint front corner of Lots 230 and 231; and running thence S. 84-30W. 179.7 feet to an iron pin, joint rear corner of Lots 230 and 231; thence along the line of Lot 229, S. 3-03 E. 90 feet to an iron pin, joint rear corner of Lots 231 and 232; thence N. 84-25 E. 183.2 feet to an iron pin on Orchard Drive, joint front corner of Lots 231 and 232; thence N. 4-42W. 12.9 feet to a point; thence continuing along Orchard Drive, N. 5-30 W. 77.1 feet to an iron pin, the point of beginning. This being the same property conveyed to the mortgagors herein by deed recorded in Deed Volume 845 at Page 85 in the RMC Office for Greenville County.

Also: All of that certain piece, parcel or lot of land being a small triangular portion of Lot No. 232 of Section 3 of Orchard Acres, plat of said subdivision being recorded in the RMC Office for Greenville County in Plat Book "CC" at Page 143, and the property conveyed herein being described by metes and bounds as follows:

BEGINNING at an iron pin on Orchard Drive at the joint front corner of Lots Nos. 231 and 232; and running thence with Orchard Drive, S. 1-26 W. 6.5 feet to a point on Orchard Drive; thence on a new straight line through Lot No. 232, 185 feet, more or less, to the iron pin on the joint rear corner of Lots Nos. 231 and 232; thence with the joint line of lots Nos. 231 and 232, N: 84-25E 183.2 feet to the beginning corner. This being the same property conveyed to the mortgagors herein by deed recorded in Deed Volume 863 at Page 524 in the RMC Office for Greenville County.

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