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 DONALD S. TARKERLEY  
 REAL PROPERTY MORTGAGE

BOOK 1338 PAGE 971 ORIGINAL

NAMES AND ADDRESSES OF MORTGAGOR <b>Louise A. McInnis</b> <b>45 Foxhall Road</b> <b>Greenville SC</b>		MORTGAGEE, CIT. FINANCIAL SERVICES Inc. ADDRESS: <b>46 Liberty Lane</b> <b>Greenville SC</b>			
LOAN NUMBER	DATE	DATE FINANCE CHARGE BEGINS TO ACCRUE IF OTHER THAN DATE OF TRANSACTION	NUMBER OF PAYMENTS	DATE DUE EACH MONTH	DATE FIRST PAYMENT DUE
	5-08-75	5-14-75	60	27	6-27-75
AMOUNT OF FIRST PAYMENT	AMOUNT OF OTHER PAYMENTS	DATE FINAL PAYMENT DUE	TOTAL OF PAYMENTS	AMOUNT FINANCED	
\$ 76.00	\$ 76.00	5-27-80	\$ 4560.00	\$ 3257.15	

**THIS MORTGAGE SECURES FUTURE ADVANCES — MAXIMUM OUTSTANDING \$25,000**

NOW, KNOW ALL MEN, that Mortgagor (all, if more than one), to secure payment of a Promissory Note of even date from Mortgagor to the above named 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 Greenville  
 All that certain piece, parcel or lot of land situate, lying and being in Cantt Township, County of Greenville, State of South Carolina, in the subdivision known as Woodfields, Inc. located on the southwestern side of Augusta Road and being known and designated as Lots Nos. 262 and one-half of Lot No. 261, Section B, according to a Plat of the Property of Woodfields, Inc. made by Piedmont Engineering Service, May, 1969, which plat is recorded in the S.C. Office for Greenville County in Plat Book 2, at Page 121, and having according to said Plat the following metes and bounds to-wit: Beginning at an iron pin on the southern side of Foxhall Road at the joint front corner of Lots 261 and 262; thence along the southern side of Foxhall Road N. 13-18 E. 50 feet to an iron pin; thence continuing along Foxhall Road S. 56-11 E. 33.6 feet to an iron pin on the western side of and unnamed street; thence along said unnamed street S. 10-24 E. 243.8 feet to an iron pin; thence N. 73-02 W. 110 feet to the joint corner of Lots Nos. 261 and 262; thence continuing N. 73-02 W. 52.5 feet to a point in the center of Lot No. 261; thence N. 00-13 E. 197.1 feet, more or less, to a point on the southern side of Foxhall Road; thence continuing along the southern side of Foxhall Road N. 89-31 E. 36.8 feet to an iron pin, the joint corner of Lots Nos. 261 and 262, which iron pin is the point of beginning.

TO HAVE AND TO HOLD of 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 taxes, liens, assessments, obligations, prior encumbrances, and any charges whatsoever against the above described real estate as they become due. Mortgagor also agrees to maintain insurance in such form and amount as may be satisfactory to Mortgagee in Mortgagee's favor.

If Mortgagor fails to make any of the above mentioned payments or fails to maintain satisfactory insurance, Mortgagee may, but is not obligated to, make such payments or effect insurance in Mortgagee's own name, and such payments and expenditures for insurance 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  
*Kay P. [Signature]*  
 (Witness)  
*[Signature]*  
 (Witness)

X Louise A. McInnis (LS)

(LS)

**CT** 82-1024D (10-72) - SOUTH CAROLINA  
 FINANCIAL SERVICES

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