

REAL PROPERTY MORTGAGE

1343 385

ORIGINAL

NAMES AND ADDRESSES OF ALL MORTGAGEES:		NAME OF LENDER OR FINANCIAL SERVICES	
James B. Potest Miriam M. Potest 17 Selmy Circle Greenville, SC 29611		CITIZEN SAVINGS BANK Greenville, SC	
LOAN NUMBER	DATE	INTEREST RATE PER ANNUM	NUMBER OF PAYMENTS
08710	1-1-77		
AMOUNT OF FIRST PAYMENT	AMOUNT OF OTHER PAYMENTS	DATE FIRST PAYMENT DUE	TOTAL OF PAYMENTS
\$ 111.00	\$ 111.00	1-1-77	\$ 111.00
			DATE FIRST PAYMENT DUE
			1-1-77
			AMOUNT FINANCED
			\$ 4,000.00

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

NOW, KNOW ALL MEN, that Mortgagee (al, 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 and that place, parcel or lot of land, together with buildings and improvements, with all right and vein on the North-
ern side of Selmy Circle, in Greenville, County, S.C., being known and design-
ated as lot 7 on a final plat of certain subdivisions, Subdivision No. 2, dated Sept.
24, 1964, made by Carolina Land & Lumber Company, S.C., and recorded in the
GIS Office for Greenville County, S.C. and that place, parcel or lot of land, reference to
which is hereby made for the whole and therein.

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

If Mortgagee 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, premiums, and any charges whatsoever against the above described real estate as they become due. Mortgagee also agrees to maintain insurance in such form and amount as may be satisfactory to Mortgagee in Mortgagee's favor.

If Mortgagee 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, They have set their hands and seals the day and year first above written

Signed, Sealed, and Delivered
in the presence of

Julia G. Moore
(Witness)
W. H. Johnson
(Witness)

James Douglas Potest (LS)
James B. Potest
Miriam M. Potest (LS)
Miriam M. Potest

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