

NAMES AND ADDRESSES OF ALL MORTGAGORS BETTY SUE SULLIVAN Route #4 Greenville, Piedmont, South Carolina		MORTGAGEE: C.T. FINANCIAL SERVICES Inc ADDRESS: 46 Liberty Lane Greenville, S. C. 29606	
LOAN NUMBER	DATE 11-6-75	DATE FIRST PAYMENT DUE 12-24-75	DATE FIRST PAYMENT DUE 12-24-75
AMOUNT OF FIRST PAYMENT \$162.00	AMOUNT OF OTHER PAYMENTS \$162.00	DATE FINAL PAYMENT DUE 11-24-80	TOTAL OF PAYMENTS \$9720.00

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 piece, parcel and lot of land with all improvements, located in Grove Township, Greenville County, State of South Carolina, on the Northwest side of Settlement Road and further shown on a Plat made by Jones Engineering Services, Greenville, South Carolina, designated as property of Effie Lee Smith, dated May 29, 1965, consisting of 1.17 acres and having the following metes and bounds, according to said Plat, to-wit:

BEGINNING at a point on the Northwest side of Settlement Road thence N. 48-00 E. 214.4 feet to a point; thence N. 84-35 E/ 200 feet to a point; thence S. 5-25 E. 205 feet to a point; thence N. 83-25 W. 379 feet along the Northwest side of Settlement Road to the point of BEGINNING.

This is a part of the property conveyed to Hattie B. Jackson by E. B. Martin, Jr. on November 22, 1941, Deed recorded in Book 239, page 249, R.M.C. Office for Greenville County; said property was subsequently conveyed to the Grantor by Deed of Hattie B. Jackson, Howell on February 6, 1947, said Deed recorded in Book 307, page 16, R.M.C. Office for Greenville County.

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, fees, 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

Ray P. Caswell (Witness)
Jama B. ... (Witness)

Betty Sue Sullivan (LS)
(Betty Sue Sullivan)
Hugh J. Sullivan (LS)

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