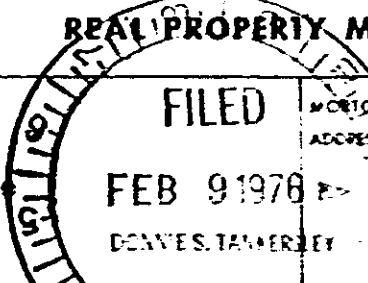


REAL PROPERTY MORTGAGE

BOOK 1359 PAGE 861 ORIGINAL

NAMES AND ADDRESSES OF ALL MORTGAGORS Thomas W. Parham Lenora Parham 302 S. Washington Avenue Greenville, S. C. 29611		MORTGAGEE C.I. FINANCIAL SERVICES Inc ADDRESS: 46 Liberty Lane Greenville, S. C. 29606				
LOAN NUMBER		DATE 2-5-76	DATE FINANCE CHARGE BEGINS TO ACCRUE IF OTHER THAN DATE OF EXECUTION 2-11-75	NUMBER OF PAYMENTS 36	DATE DUE EACH MONTH 26th	DATE FIRST PAYMENT DUE 3-26-76
AMOUNT OF FIRST PAYMENT \$ 124.00	AMOUNT OF OTHER PAYMENTS \$ 124.00	DATE FINAL PAYMENT DUE 2-11-79	TOTAL OF PAYMENTS \$ 11,611.00	AMOUNT FINANCED \$ 3542.86		



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

therein situated in South Carolina, County of Greenville  
 ALL that certain piece, parcel or lot of land in Greenville County, Greenville Township, state of South Carolina, on the southern side of Washington Road near the city of Greenville, and having, according to a plat of the property of Thomas W. Parham, plat made December 27, 1949, by Piedmont Engineering Service, which plat is recorded in the R.M.C. Office for Greenville County in Plat Book X Page 63, the following metes and bounds, to-wit:

Beginning at an iron pin on the southern side of Washington Road, which iron pin is S. 59-43 E. 65 feet from the intersection of Welcome Avenue and Washington Road, and running thence S. 30-17 W. 185 feet to an iron pin; thence S. 59-43 E. 60 feet to an iron pin; thence N. 30-17 E. 185 feet to an iron pin on the southern side of Washington Road; thence along the southern side of Washington Road N. 59-43 W. 60 feet to an iron pin at the point of beginning.

The above described property is subject to restrictive covenants of record in the R.M.C. Office for Greenville County in Deed Book 290, at page 360.

TO HAVE AND TO HOLD all 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

Rebecca Duwall (Witness)  
 Ray T. Lowe (Witness)

Thomas W. Parham (LS)  
 Lenora Parham (LS)

4328 RV-2J