

RECORDING FEE  
PAID \$ 22.50

FILED  
GREENVILLE, S.C.  
REAL PROPERTY MORTGAGE BOOK 1988 PAGE 821 ORIGINAL

MAR 30 4 35 PM '76

NAMES AND ADDRESSES OF ALL MORTGAGORS Diane D. Cagle S.C. 522 Westcliffe Way Greenville, SC Property Located: 14 Saluda Dam Road Greenville, SC		MORTGAGEE: C.I.T. FINANCIAL SERVICES Corp. ADDRESS: 10 W. Stone Avenue P. O. Box 2423 Greenville, SC			
LOAN NUMBER	DATE 3-26-76	DATE FINANCE CHARGE BEGINS TO ACCRUE IF OTHER THAN DATE OF TRANSACTION 3-31-76	NUMBER OF PAYMENTS 60	DATE DUE EACH MONTH 31	DATE FIRST PAYMENT DUE 4-30-76
AMOUNT OF FIRST PAYMENT \$ 181.00	AMOUNT OF OTHER PAYMENTS \$ 181.00	DATE FINAL PAYMENT DUE 3-31-81	TOTAL OF PAYMENTS \$ 10,860.00	AMOUNT FINANCED \$ 8044.45	

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 these certain piece, parcels or lots of land in Greenville County, South Carolina on the northeastern side of Saluda Dam Road and being shown and designated as Lot 10, Lot 11, and Lot 12 on a plat entitled "Property of Thos. T. Goldsmith" dated June, 1944, by W. J. Riddle, Surveyor, recorded in the R. M. C. Office for Greenville County in Plat Book 0 at page 41 and having, according to said plat, the following metes and bounds, to-wit:

Beginning at a point in the center of Saluda Dam Road at the joint front corner of Lots 10 and 9, and running thence with the line of Lot 9, N. 20-45E., 387.5 feet to an iron pin at the joint rear corner of Lots 10 and 9 on the rear line of Lot 5; thence with the rear line of Lots 5, 4, 3 and 2, S. 45-20 E., 459 feet to an iron pin on the line of Lot 1; thence with the line of Lot 1, S. 20-45 W. 200 feet to a point in the center of Saluda Dam Road; thence with the center of Saluda Dam Road, N. 69-20 W., 420 feet to the point of beginning.

This conveyance is subject to all restrictions, zoning ordinances, setback lines, roads or passageways, easements and rights of way, if any, affecting the above described property.

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

*A. McClintock*  
(Witness)

*Diane D. Cagle* (LS)

*J. G. Corum*  
(Witness)

(LS)