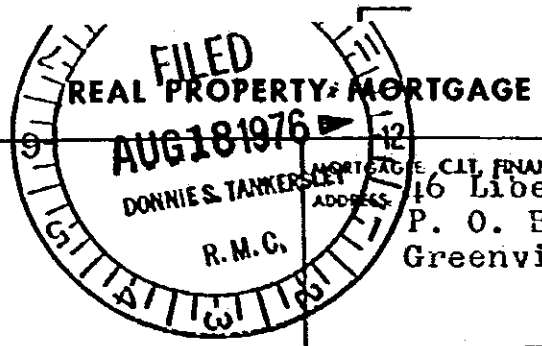


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BOOK 1375 PAGE 695 ORIGINAL

NAMES AND ADDRESSES OF ALL MORTGAGORS John Franklin Knight Brenda S. Knight 503 Hellams Street Fountain Inn, S. C.		MORTGAGEE, C.I.T. FINANCIAL SERVICES, Inc 16 Liberty Lane P. O. Box 5758 Sta. B. Greenville, S. C. 29606			
LOAN NUMBER	DATE 8-16-76	DATE FINANCE CHARGE BEGINS TO ACCRUE IF OTHER THAN DATE OF TRANSACTION 8-20-76	NUMBER OF PAYMENTS 60	DATE DUE EACH MONTH 5th	DATE FIRST PAYMENT DUE 10-5-76
AMOUNT OF FIRST PAYMENT \$ 93.00	AMOUNT OF OTHER PAYMENTS \$ 93.00	DATE FINAL PAYMENT DUE 8-20-81	TOTAL OF PAYMENTS \$5580.00	AMOUNT FINANCED \$ 3985.72	

**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 lot of land in the State of South Carolina, County of Greenville, in the Town of Fountain Inn: located on the westerly side of Hellams Street, and being described as follows in accordance with a plat entitled "Property of Mrs. Lilla H. Jones" prepared by C. O. Riddle, Surveyor, dated February 10, 1965 and recorded in Plat Book GGG at Page 517:

BEGINNING at an iron pin on the westerly edge of Hellams Street, joint front corner of property now or formerly of Lilla H. Jones, and running thence S. 86-02 W. 393.9 feet to an iron pin on the line of property of W. Shell Thackston; thence S. 76-30 E. 423.7 feet to an iron pin on the Westerly side of Hellams Street; thence with the westerly edge of said Hellams Street N. 6-16 W. 141.3 feet to the point of beginning.

This property is conveyed subject to any restrictions, reservations, or easements affecting same.

This being the same property conveyed to John Franklin Knight and Brenda S. Knight TO HAVE AND TO HOLD all and singular the real estate described above unto said Mortgagee, its successors and assigns forever, by Elaine J. Hudson by deed dated 2 day July 1971 and recorded in the RMC. Office

for Greenville County recorded on 7 Day July 1971 in Deed Book 919 at Page 498.

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 Maxwell (Witness)  
John G. Coffey Jr. (Witness)

John Franklin Knight (ns)  
Brenda S. Knight (ns)