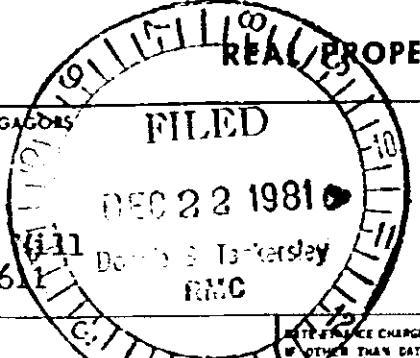


REAL PROPERTY MORTGAGE

BOOK 1560 PAGE 287 ORIGINAL

NAMES AND ADDRESSES OF ALL MORTGAGORS Albert Harper Mary A. Harper 12 D Street Judson Mill Greenville, S.C. 29611		MORTGAGEE: C.I.T. FINANCIAL SERVICES, INC. ADDRESS: 46 Liberty Lane P.O. Box 5753 Station B Greenville, S.C. 29606				
LOAN NUMBER 28817		DATE 12-17-81	INTEREST CHARGE BEGINS TO ACCRUE ON OTHER THAN DATE OF TRANSACTION 12-23-81	NUMBER OF PAYMENTS 60	DATE DUE EACH MONTH 23	DATE FIRST PAYMENT DUE 1-23-82
AMOUNT OF FIRST PAYMENT \$ 86.00	AMOUNT OF OTHER PAYMENTS \$ 86.00	DATE FINAL PAYMENT DUE 12-23-86	TOTAL OF PAYMENTS \$ 5160.00	AMOUNT FINANCED \$ 3386.71		



THIS MORTGAGE SECURES FUTURE ADVANCES — MAXIMUM OUTSTANDING \$50,000

The words "you" and "your" refer to Mortgagee. The words "I," "me" and "my" refer to all Mortgagors indebted on the note secured by this mortgage.

To secure payment of a note which I signed today promising to pay you the above Total of Payments and to secure all my other and future obligations to you, the Maximum Outstanding at any given time not to exceed the amount stated above, each of the undersigned grants, bargains, sells and releases to you the real estate described below and all present and future improvements on the real estate, which is located in South Carolina, County of Greenville

All that certain piece, parcel, or lot of land, situate, lying and being on the east side of D Street, Greenville County, South Carolina, being shown and designated as Lot 40 on a Plat of JUDSON MILL VILLAGE, Section 6, recorded in the REC Office for Greenville County in Plat Book K, at Pages 106 and 107, and having, according to a more recent survey by Freeland & Associates, dated December 20, 1977, the following metes and bounds:

BEGINNING at an iron pin on the east side of D Street, joint front corner of Lots 39 and 40, and running thence with the common line of said Lots N 88-28 E, 78.0 feet to an iron pin; thence with the rear line of Lots 33 and 40, 01-37 E, 70.0 feet to an iron pin; thence with the common line of Lots 40 and 41, S 88-28 W, 78.0 feet to an iron pin on the east side of D Street; thence with said Street, N 01-37 W, 70.0 feet to an iron pin, the point of beginning.

This conveyance is subject to all restrictions, set back lines, roadways, zoning ordinances, easements and rights of way, if any, affecting the above property.

Derv. Deed Book 1070, Page 609 Release G. Garrett 12/22/77. ALSO KNOWN AS 12 D Street, Judson Mill Greenville, S.C.

If I pay the note secured by this mortgage according to its terms this mortgage will become null and void.

I will pay all taxes, liens, assessments, obligations, encumbrances and any other charges against the real estate and maintain insurance on the real estate in your favor in a form and amount satisfactory to you. You may pay any such tax, lien, assessment, obligation, encumbrance or other charge or purchase such insurance in your own name, if I fail to do so. The amount you pay will be due and payable to you on demand, will bear interest at the highest lawful rate, will be an additional lien on the real estate and may be enforced and collected in the same manner as any other obligation secured by this mortgage.

If I am in default for failure to make a required payment for 10 days or more, you may send me a notice giving me 20 days to eliminate the default. If I do not eliminate the default in the manner stated in the notice, or if I eliminate the default after you send the notice but default on a future payment by failing to pay on schedule, or if my ability to repay my loan or the condition, value or protection of your rights in the collateral securing my loan is significantly impaired, then the full amount I owe, less any charges which you have not yet earned, will become due, if you desire, without your advising me.

I will pay all expenses you incur in enforcing any security interest, including reasonable attorney's fees as permitted by law.

Each of the undersigned agrees that no extension of time or other variation of any obligation secured by this mortgage will affect any other obligations under this mortgage.

Each of the undersigned waives marital rights, homestead exemption and all other exemptions under South Carolina law.

This mortgage will extend, consolidate and renew any existing mortgage you hold against me on the real estate described above.

Signed, Sealed, and Delivered
in the presence of

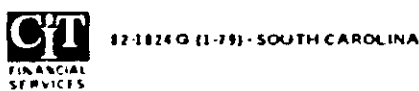
Sandra L. Lujan
(Witness)

W. McClendon
(Witness)

His mark
Albert (H) Harper (L.S.)
ALBERT HARPER

Mary A. Harper (L.S.)
MARY A HARPER

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