

BOOK 1564 PAGE 689 ORIGINAL

NAMES AND ADDRESSES OF ALL MORTGAGORS Lowell W. Pirkle Helen E. Pirkle Route 5 State Park Road Greenville, S.C.		MORTGAGEE: C.I.T. FINANCIAL SERVICES, INC. ADDRESS: 46 Liberty Lane P.O. Box 5258 Station B Greenville, S.C. 29606	
LOAN NUMBER 28866	DATE 2-25-82	DATE FIRST PAYMENT DUE 4-2-82	DATE DUE EACH MONTH 02
AMOUNT OF FIRST PAYMENT \$ 295.00	AMOUNT OF OTHER PAYMENTS \$ 295.00	TOTAL OF PAYMENTS \$ 17700.00	AMOUNT FINANCED \$ 11617.18

**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 piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, in Chick Springs Township, on the northern side of a road connecting the Old Tanyard Road and Sandy Flat Road and described as follows.

BEGINNING at a concrete monument on the northern side of said road connecting the Old Tanyard Road and Sandy Flat Road and running thence N. 1/4 E. 190 feet 10 inches to a concrete monument on the northeastern corner of the road; thence N. 55-15 W. 171 feet 4 inches to concrete monument; thence road; thence with said road S-71-45 E. 250 feet 6 inches to the beginning corner, containing 1.12 acres, more or less.

Being the same premises conveyed to the mortgagor by deed of Mountain Creek Baptist Church, etal, to be recorded herewith.

Derivation as follows: From W.E. Tisdale, Deed Book 777, page 45, dated July 7, 1965. ALSO KNOWN AS ROUTE 5 STATE PARK ROAD, 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 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.

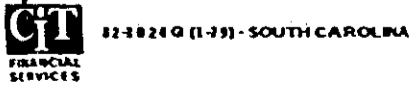
Each of the undersigned waives marital rights, homestead exemption and all other exemptions under South Carolina law.

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

*[Signatures of witnesses]*  
\_\_\_\_\_  
\_\_\_\_\_  
(Witness)

*Lowell W. Pirkle* (LS)  
LOWELL W. PIRKLE  
*Helen E. Pirkle* (LS)  
HELEN E. PIRKLE



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