

FILED REAL PROPERTY MORTGAGE

ORIGINAL

GREENVILLE

JUL 27 3 27 PM '83

NAMES AND ADDRESSES OF ALL MORTGAGORS:
 Donnie M. Wynn
 Nancy B. Wynn
 Donnie S. Wynn
 Taylors, S.C. 29787

MORTGAGEE: C.F.T. FINANCIAL SERVICES, INC.
 ADDRESS: 1675 TAYLOR ROAD, BOX 1318
 D. Wynn, Taylors, S.C. 29787

DONNIE S. WYNN
 R.M.C.

LOAN NUMBER 3046	DATE 7-27-83	DATE FIRST PAYMENT DUE 8-27-83	NUMBER OF PAYMENTS 120	DATE DUE EACH MONTH	DATE FIRST PAYMENT DUE 8-27-83
AMOUNT OF FIRST PAYMENT \$ 300.00	AMOUNT OF OTHER PAYMENTS \$ 300.00	DATE FINAL PAYMENT DUE 7-27-87	TOTAL OF PAYMENTS \$ 36,000.00		AMOUNT FINANCED \$ 25,000.00

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 of 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 _____

All that certain piece, parcel or part of land, situate, lying and being on the east side of _____ and in the County of _____ State of South Carolina, together with all and singular rights and appurtenances thereto in anywise by any person lawfully claiming the same, which said piece, parcel or part of land is more particularly described in Plat Book No. _____, Page _____, M.C. Deeds, _____ County, South Carolina, reference being made to said plat for a more particular description thereof.

Reference: Plat Book No. _____, Page _____, M.C. Deeds, _____ County, South Carolina, _____, 1981.

Also known as _____, Taylors, S.C.

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

If I fail to 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 and will bear interest at the highest lawful rate. It 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 30 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 do not eliminate the default after you send the notice, you may foreclose on a future payment by failing to pay on schedule, or if my ability to repay the loan or the condition, value or protection of your rights in the collateral securing the loan is significantly impaired, then the full amount owed, less any charges which you have not retained, will become due if you desire without your making me.

I will pay all expenses you incur in enforcing any security interest including reasonable attorney's fees to be paid by me.

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, subordinate and renew any existing mortgage you do designate on the real estate described above.

Signed, Sealed, and Delivered
in the presence of

[Handwritten Signature]

 (MORTGAGEE)

[Handwritten Signature]

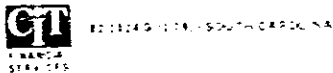
 (WITNESS)

[Handwritten Signature]

 (MORTGAGOR)

[Handwritten Signature]

 (MORTGAGOR)



RV 27