

GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

THIS MORTGAGE SECURES FUTURE ADVANCES - MAXIMUM OUTSTANDING \$100,000.

BOOK 1452 PAGE 489

BOOK 71 PAGE 1894

WHEREAS, John Thomas Austin and Rebecca V. Austin

(hereinafter referred to as Mortgagor) is well and truly indebted unto MCC Financial Services, Inc.

its successors and assigns forever (hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date here with, the terms of which are incorporated herein by reference, in the principal sum of Five thousand, four hundred forty-five & 40/100 Dollars (\$ 5,445.40) plus interest of Two thousand, six hundred ninety-three & 60/100 Dollars (\$ 2,293.60) due and payable in monthly installments of \$ 135.65 the first installment becoming due and payable on the 15th day of January, 19 79 and a like installment becoming due and payable on the same day of each successive month thereafter until the entire indebtedness has been paid, with interest thereon from maturity at the rate of seven per centum per annum, to be paid on demand.

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purpose:

an iron pin; thence S. 01-30 W. 20 feet to an iron pin; thence S. 31-11 W. 53.8 feet continuing with said Wilbon Circle, N. 85-00 W. 63 feet to an iron pin; thence S. 31-11 W. 53.8 feet to an iron pin; thence S. 55-00 W. 21 feet to the point of beginning.

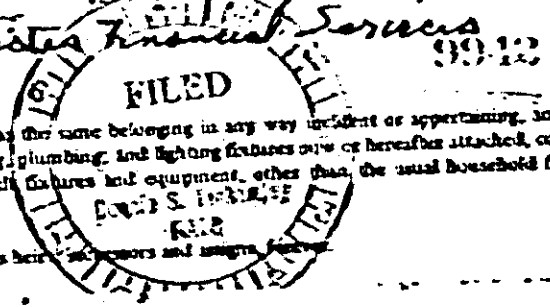
This is the same property conveyed from Billy Bargatze by deed recorded 11/23/66 in Vol. 809, page 558.

PAID AND SATISFIED IN FULL THIS

18 DAY September 1980

MCC FINANCIAL SERVICES, INC. Now Associated Financial Services

BY: W. J. Bennett



Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or fitted thereto in any manner, it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

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