

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

FILED

MORTGAGE OF REAL ESTATE

41166
BOOK 1401 PAGE 804
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TO ALL WHOM THESE PRESENTS MAY CONCERN:
THIS MORTGAGE SECURES FUTURE ADVANCES - MAXIMUM OUTSTANDING \$100,000

WHEREAS, Willie Green

hereinafter referred to as Mortgagor) is well and truly indebted unto MCC Financial Services, Inc., 123 W. Antrim Dr., Greenville, S. C. its successors and assigns forever (hereinafter referred to as Mortgagee) as evidenced by the

Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of Fifteen Thousand Five Hundred Eighty Dollars & 32/100 Dollars (\$ 15,580.32) due and payable

in monthly installments of \$ 185.48, the first installment becoming due and payable on the 15th day of July 77 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 purposes:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums and other obligations for which the Mortgagee may be indebted to the Mortgagor at any time for advances made to or for his account by the Mortgagee, the Maximum Outstanding at any given time not to exceed said amount stated above, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagee in hand well and truly paid by the Mortgagor at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns:

ALL that certain piece, parcel or lot of land, together with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, to-wit:

Being on the southeastern side of Boling Circle, and being designated as Lots 23, 24, 25, and 26 on plat of property of William Goldsmith dated May 20, 1960 by J. Morgan Goldsmith and J. Morgan Goldsmith Associates following metes and bounds, to-wit:

BEGINNING at a point on the southeastern side of Boling Circle, joint front corner of Lots Nos. 22 and 23, and running thence N. 41-54 E. 50 feet to a point; thence continuing along said Boling Circle N. 33-10 E. 50 feet to a point; thence running along the joint line of Lots Nos. 26 and 27, S. 51-50 E. 100 feet to a point; thence running S. 33-10 W. 50 feet to an old iron pin in root of 43 inch oak; thence running S. 33-10 W. 64.5 feet to a point; thence running N. 44-08 W. 104.9 feet to the point of beginning.

This is the same property conveyed to Willie Green from J. Morgan Goldsmith by deed recorded September 29, 1965, in Vol. 733, Page 210.

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