

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 1401 PAGE 806  
 BOOK 79 PAGE 1005

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, 19 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.

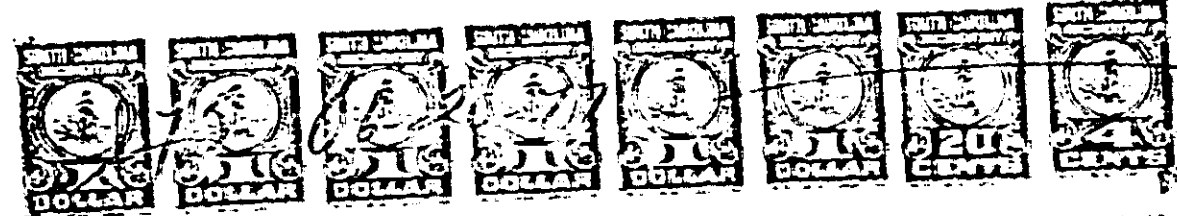
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums and other obligations for which the Mortgagee may be indebted to the Mortgagor at any time for advances made to or for his account by the Mortgagee, 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 Mortgagor in hand well and truly paid by the Mortgagee 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, 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 known and designated as Lots Nos. 27, 28, 29 and 30 on plat of property of William Goldsmith, Jr. and J. Morgan Goldsmith, dated May 20, 1960 by J. Mac Richardson and has according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the southeastern side of Boling Circle, joint front corner of Lots Nos. 26 and 27 and running thence along Boling Circle N. 33-10 E. 100 feet to a point, joint front corner of Lots Nos. 30 and 31; thence running along the line of Lots Nos. 30 and 31, S. 51-50 E. 100 feet to a point; thence running S. 38-10 W. 100 feet to a point; thence running N. 51-50 W. 100 feet to the point of beginning.

This is the same property conveyed to Willie Green from Betty Jane C. Clayton, Sarah S. Goldsmith, et al by deed recorded September 29, 1965, in Vol. 733, Page 205.



Together with all and singular rights, members, benefits, 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 fixed 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.

The Mortgagor covenants that it is lawfully seized of the premises hereinafore described as fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances, except as otherwise stated herein.

This is a first mortgage, second to none.

The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, and against the Mortgagee and all persons whomsoever lawfully claiming the same or any part thereof.

The Mortgagor further covenants and agrees as follows:

... to be advanced hereafter at the option of the Mortgagee, for the payment of

RECORDED  
 FEB 11 1977  
 FEB 14 1977  
 MORTGAGE SERVICES, INC. NOW  
 MORTGAGE ASSOCIATES  
 WILLIE GREEN

RECORDED FEB 14 1977