

FILED
 STATE OF SOUTH CAROLINA
 COUNTY OF Greenville

MORTGAGE OF REAL ESTATE

BOOK 79 1442
 PAGE 1402 PAGE 327

TO ALL WHOM THESE PRESENTS MAY CONCERN:
 THIS MORTGAGE SECURES FUTURE ADVANCES - MAXIMUM OUTSTANDING \$100,000.

WHEREAS, Sammie L. Hall
 (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 Twenty-Five Thousand Four Dollars & 28/100 Dollars (\$ 25,004.28) due and payable in monthly installments of \$ 297.67, the first installment becoming due and payable on the 1st day of AUGUST, 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 Mortgagor may be indebted to the Mortgagee 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 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:

ALL that piece, parcel and lot of land with the improvements thereon in the city and county of Greenville, State of South Carolina, situate and being located at corner of Ackley Road and Rebecca Street, designated as being in Tax District 519-Sheet 200, Block 7-Lot 1 on the Tax Books and being originally conveyed to Sumlar Hall by Deed Volume 299 at Page 41 on September 2, 1946, the description of the same herein incorporated by reference

This is the same property conveyed to Sammie L. Hall from Frank P. McCowan, Jr., Master for Greenville County, recorded May 14, 1973, in Vol. 974, Page 452.



PAID AND SATISFIED IN FULL THIS
 DAY May 19 83
 ASSOCIATES FINANCIAL SERVICES COMPANY OF
 SOUTH CAROLINA INC. Financial
 WITNESS Laura
 LATHAM SMITH & BARSATE
 220 E. 11th St.
 Greenville, S.C.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident thereto, together with 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 or fixed thereto in any manner, it being the intention of the parties hereto that all such fixtures and equipment, other than the 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 hereinabove described in fee simple absolute, that it has good right and is lawfully authorized