



CONSTANT MONTHLY PLAN MORTGAGE

1207 271

State of South Carolina,

County of Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETINGS:

WHEREAS, I the said Harold D. Phillips, hereinafter called Mortgagor, in and by my certain Note or obligation bearing even date herewith, stand indebted, firmly held and bound unto THE CITIZENS AND SOUTHERN NATIONAL BANK OF SOUTH CAROLINA, Greer, S.C. hereinafter called Mortgagee, in the full and just principal sum of Six thousand two hundred dollars and 00/100 Dollars (\$6,200.00) with interest thereon payable monthly in advance from date hereof at the rate of 11.50 per cent per annum; the principal of said note together with interest being due and payable in ninety six monthly installments in monthly installments as follows:

Beginning on the 31 day of May, 19 74, and on the 31 day of each month thereafter the sum of Six thousand two hundred dollars and 00/100 Dollars (\$6,200.00) and the balance of said principal sum due and payable on the 31 day of April, 19 82. The aforesaid monthly payments of One hundred and seven dollars and 21/100 Dollars (\$107.21) each, are to be applied first to interest at the rate of 11.50 per cent per annum on the principal sum of Six thousand two hundred dollars and 00/100 Dollars (\$6,200.00), or so much as shall from time to time remain unpaid, and the balance of each monthly installment shall be applied on account of principal.

Said note provides that past due principal and/or interest shall bear interest at the rate of seven (7%) per cent per annum as reference being had to said note will more fully appear; default in any payment of either principal or interest to render the whole debt due at the option of the Mortgagee or holder hereof. Forbearance to exercise this right with respect to any failure or breach of the maker shall not constitute a waiver of the right as to any subsequent failure or breach. Both principal and interest are payable in lawful money of the United States of America at the office of the Mortgagee at Greer, South Carolina, or at such other place as the holder hereof may from time to time designate in writing.

NOW, KNOW ALL MEN, that the said Mortgagor in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Mortgagee according to the terms of the said Note; and also in consideration of the further sum of THREE DOLLARS, to the said Mortgagor in hand well and truly paid by the said Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents DO GRANT, bargain, sell and release unto the said Mortgagee the following described real estate, to-wit:

All that piece, parcel or lot of land in the County of Greenville, State of South Carolina, situate, lying and being on the southwestern side of Ford Circle and being known and designated as Lot No. 25 on a plat of ENOREE ACRES subdivision, plat of which is recorded in the RMC Office for Greenville County in Plat Book "UUU" at Page 181 and having such metes and bounds as shown thereon, reference to said plat being made for a more complete description.

This conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights-of-way appearing on the property and/or of record.

This is the same property as that conveyed to the Grantor herein by deed recorded in the RMC Office for Greenville County in Deed Book 967 at Page 309.



Vertical stamp on the right margin with the number 220.