



REAL ESTATE MORTGAGE

State of South Carolina

BOOK 1378 PAGE 420

County of Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETINGS:

WHEREAS, We the said Max L. and Mary D. Warlick hereinafter called Mortgagor, in and by our certain Note or obligation bearing even date herewith, stand indebted, firmly held and bound unto THE CITIZENS AND SOUTHERN NATIONAL BANK OF SOUTH CAROLINA, hereinafter called Mortgagee, in the full and just principal sum of Four Thousand Five Hundred Five and 84/100 Dollars (\$ 4,505.84), with interest thereon payable in advance from date hereof at the rate of 11.75 % per annum; the principal of said note together with interest being due and payable in (60)

monthly installments as follows: [Monthly, Quarterly, Semi annual or Annual] Beginning on October 31, 19 76, and on the same day of each monthly period thereafter, the sum of One Hundred Four and 94/100 Dollars (\$ 104.94)

and the balance of said principal sum due and payable on the ___ day of ___, 19___. The aforesaid payments are to be applied first to interest at the rate stipulated above and the balance on account of unpaid principal. Provided, that upon the sale, assignment, transfer or assumption of this mortgage to or by a third party without the written consent of the Bank, the entire unpaid balance of the note secured by this mortgage, with accrued interest, shall become due and payable in full or may, at the Bank's option, be continued on such terms, conditions, and rates of interest as may be acceptable to the Bank.

Said note provides that past due principal and/or interest shall bear interest at the rate of ___ % per annum, or if left blank, at the maximum legal rate in South Carolina, 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 in Greenville, 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 lying, being and situate on the East side of the Groce Meadow Road, near Millford Church, in Oneal Township, County and State aforesaid, containing Four (4) acres, more or less, and having the following courses and distances, to-wit: Beginning at a Nail in the Groce Meadow Road and which Nail is 358.9 feet in a Northernly direction from a Nail in center of the Millford Road, and running thence from the first above mentioned Nail N.78-45 E. 546 feet to an Iron Pin, thence N.11-15 W.334 feet to an Iron Pin, thence S.78-45 W.546 feet to a Nail in the Groce Meadow Road (Iron Pin back on line at 27 feet), thence with the Groce Meadow Road S.11-15 E.334 feet to the beginning point. This being a part of the property which was conveyed to grantor herein by Johnny W. Humphries and Betty J. Humphries by deed recorded in the R.M.C. Office for said County in Deed Book 808, page 372. For a more particular description see plat prepared for grantor herein by H. S. Brockman, Reg. Surveyor, dated Nov. 23, 1966 and which plat will be recorded forthwith in said office.

Mortggee's Address: C and S National Bank of South Carolina P. O. Box 1449, Greenville, South Carolina 29602

104-111-Real Estate Mortgage



0420
438 RV-2