



REAL ESTATE MORTGAGE BOOK 1398 PAGE 625

State of South Carolina,

County of Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETINGS:

WHEREAS, we the said Stephen J. Gedosch and Moscelia A. Gedosch hereinafter called Mortgagor, in and by their 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 Three Thousand Five and 24/100 Dollars (\$ 3,005.24 ), with interest thereon payable in advance from date hereof at the rate of 9.99 % per annum; the principal of said note together with interest being due and payable in (36) thirty-six

Monthly installments as follows: Beginning on June, 19 77, and on the same day of each Monthly period thereafter, the sum of One Hundred and 63/100 Dollars (\$ 100.63 ) 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 certain lot of land lying in the State of South Carolina, County of Greenville, on the southern side of West Golden Strip Drive near Mauldin, South Carolina, in Austin Township, and being shown as .24 acres and 2.35 acres on plat of property of J. A. and Mary Baldwin recorded in the R.M.C. Office for Greenville County in Plat Book WW at Page 70 and having according to said plat the following metes and bounds:

BEGINNING at an iron pin on the southern side of West Golden Strip Drive and running thence with the line of property now or formerly owned by William M. Nalley, S. 24-19 E. 78.4 feet to an iron pin; thence with the line of property now or formerly owned by Connie L. Brooks Smith, S. 24-19 E. 390.4 feet to an iron pin on branch; thence with the traverse line of branch, S. 87-45 E. 151.9 feet to an iron pin on branch; thence continuing with traverse line of branch, N. 73-41 E. 157 feet to an iron pin (the line of the branch being the rear boundary); thence with the line of property now or formerly owned by W. T. Reid, N. 39-23 W. a total of 530 feet to an iron pin; thence continuing with line of said property, N. 31-56 W. 33.3 feet to an iron pin on southern side of West Golden Strip Drive; thence with the curve of said drive, the chord being S. 70-24 W. 150 feet to the point of beginning.

This being the same piece of property which was conveyed to Stephen J. Gedosch and Moscelia A. Gedosch by Jeff D. Gilreath, Jr. on June 18, 1976, and recorded in the Greenville County Clerk's Office on June 21, 1976, in Deed Book 1038 at Page 345. Mortgagee's Address: C&S National Bank P. O. Box 1449, Greenville, SC 29602



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