

REAL ESTATE MONTHLY INSTALLMENT MORTGAGE

State of South Carolina,

County of Greenville

SP. FILED  
S. C.

BOOK 1557 PAGE 423

5000  
17 AM '81  
LAW OFFICES OF THOMAS C. BRISSEY, P.A.  
THOMAS C. BRISSEY

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETINGS:

Whereas, I, we the said Gerald J. Sprout and Doris C. Sprout  
hereinafter called Mortgagor, in and by my, 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,  
Greenville, S. C., hereinafter called Mortgagee, the sum of \$14,011.64  
plus interest as stated in the note or obligation, being due and payable in 120 equal  
monthly installments commencing on the last day of December, 1981, and on the  
same date of each successive month thereafter.

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 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 piece, parcel or lot of land in the County of Greenville, State of SC, on the northerly side of Vicki Circle, being shown and designated as Lot No. 20, on Plat #3 of Cherokee Forest, recorded in the RMC Office for Greenville Cty, SC, in Plat Book "QQ" at Pages 36 and 37, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northerly side of Vicki Circle at joint front corner of Lots Nos. 19 and 20 & running thence with common line of said lots N. 4-31 E. 200 ft. to an iron pin, joint rear corner of said lots; thence S. 85-29 E. 100 ft. to an iron pin at joint rear corner of Lots Nos 20 & 21; thence with common line of said lots, S. 4-31 W. 200 ft. to an iron pin on Vicki Circle; thence with said Circle, N. 85-29 W. 100 ft. to the point of BEGINNING.

This is the same property conveyed to Gerald Sprout and Doris Sprout by virtue of a deed from Paul M. Brown, and filed with the Greenville County RMC Office on January 4, 1973, Vol 964 Page 250.

Mortgagee's address: C&S National Bank, PO Box 1449, Greenville SC 29602

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STATE OF SOUTH CAROLINA  
COMMISSION  
DOCUMENTARY  
STAMP  
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