

REAL ESTATE MONTHLY INSTALLMENT MORTGAGE

State of South Carolina,

BOOK 1357 PAGE 718

County of Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETINGS:

Whereas, I, we the said H. E. Tilley & Nadine B. Tilley 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 \$2,100.00 plus interest as stated in the note or obligation, being due and payable in 30 equal monthly installments commencing on the 15th day of February, 1976, 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 piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, being shown as Lot No. 23 on plat of Chestnut Hills recorded in the RHC Office for Greenville County, South Carolina, in Plat Book GG, at Page 35, and also recorded in Plat Book GG, at Pages 64 and 65, and having, according to said plats, the following courses and distances, to-wit:

BEGINNING at an iron pin on the eastern side of Farmington Road, joint front corner of Lots Nos. 22 and 23, and running thence with the common line of said lots, S. 73-19E. 135.3 feet to a point; thence, N. 15-30 E. 75 feet to a point; thence with the common line of Lots Nos. 23 and 24, N. 76-27 W. 138.3 feet to a point on the edge of Farmington Road; thence with said Road, S. 13-03 W. 70 feet to a point, the point of beginning.

Derivation: Deed Book 606, at Page 199.

This property is conveyed subject to all easements, restrictions, rights-of-way and zoning ordinances of record or on the ground affecting said property, if any.

