

REAL ESTATE MONTHLY INSTALLMENT MORTGAGE

State of South Carolina,

County of Greenville



BOOK 1440 PAGE 585

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETINGS:

Whereas, I, we the said Jimmy L. & Myrtle S. Simpson 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 \$8,116.32 plus interest as stated in the note or obligation, being due and payable in 84 equal monthly installments commencing on the 31 day of August, 1978 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:

JL2178 1361

All those certain pieces, parcels, or lots of land situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lots 1 and 1A of a subdivision known as Pinehaven Acres according to a plat thereof prepared by C.O. Riddle dated February 1957 and recorded in the R.M.C. Office for Greenville County in Plat Book KK at Page 39, and having, according to said plat, the following metes and bounds, to-wit;

3.0001

Beginning at an iron pin on the side of a county road at the corner of Lot No. 1, and running thence with the northeastern side of the county road, N. 15-43 W. 100 feet to an iron pin; running thence still with the northeastern side of said county road, N. 20-40 W. 85 feet to an iron pin; running thence with the curve of the intersection of said county road and Eula Street, the chord of which is N. 23-22 E. 21.5 feet to an iron pin on the southeastern side of Eula Street; and running thence with the southeastern side of Eula Street, N. 67-24 E. 368.6 feet to an iron pin; and running thence S. 25-47 E. 199 feet to an iron pin; and running thence S. 67-24 W. 411 feet to the point of beginning;

This being the same land conveyed to J.L. Simpson and Myrtle Simpson by deed dated September 16, 1968 in Book 852 at page 332. This land conveyed to Jimmy L. & Myrtle Simpson by Betty R. Smith. Mortgagee's Address; C&S Bank, P.O. Box 1449, Greenville, S.C. 29602



4328 RV-2

0565