



State of South Carolina

County of Greenville



TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETINGS:

WHEREAS, we the said Walter H. Ragsdale and Neisha R. Ragsdale 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 forty-five hundred six and 34/100 Dollars (\$4,506.34), with interest thereon payable in advance from date hereof at the rate of 11.00% per annum; the principal of said note together with interest being due and payable in (48) forty-eight

monthly installments as follows:

Beginning on April 31, 1978, and on the same day of each monthly period thereafter, the sum of one hundred twenty-one and 19/100 Dollars (\$121.19) and the balance of said principal sum due and payable on the 31 day of March, 1982.

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 situate, lying and being on the Northern side of James Street, in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as a portion of Lot No. 7 as shown on a plat entitled "Subdivision of Margaret Home Property", prepared by Dalton & Neves, dated January, 1915, revised October 1915, and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book C at page 210 and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the Northern side of James Street at the joint corner of the premises herein described and property now or formerly of R.F. Watson and running thence with the Northern side of James Street N. 85-02 E. 90.3 feet to an iron pin at the joint corner of Lots Nos. 7 and 6; thence with the line of Lots Nos. 6 and 3 N. 0-14 W. 300 feet to an iron pin; thence with a new line through Lot No. 7N. 87-37 W. 132.5 feet to an iron pin in the line of Lot No. 8; thence with the line of Lot No. 8 S. 0-12 E. 99.5 feet to an iron pin; thence with the line of property now or formerly of R.F. Watson S. 11-29E. 218 feet to the point of beginning.

This is the same property that was conveyed to Walter H. Ragsdale and Neisha R. Ragsdale on February 24, 1976 by Sarah Aiton Davenport as recorded in Vol. 1043, page 431, RMC Office, Greenville County, South Carolina.

Mortgagees Address: C & S National Bank, P. O. Box 1449, Greenville, S. C. 29602.

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