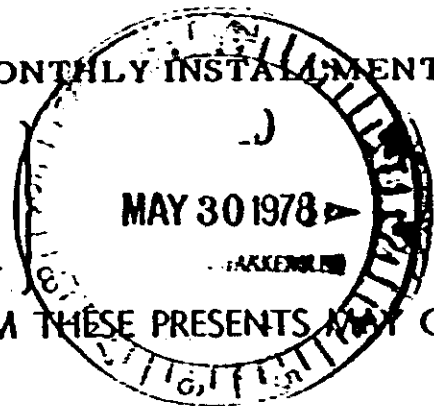


04

REAL ESTATE MONTHLY INSTALLMENT MORTGAGE

State of South Carolina,

County of Greenville



BOOK 1433 PAGE 642

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETINGS:

Whereas, I, we the said John R. Peterson, Jr. and Martha G. Peterson  
 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,  
Greer, S. C., hereinafter called Mortgagee, the sum of 2,004.84  
 plus interest as stated in the note or obligation, being due and payable in 24 equal  
 monthly installments commencing on the 30 day of June, 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 sub-  
 sequent 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 Greer, 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:

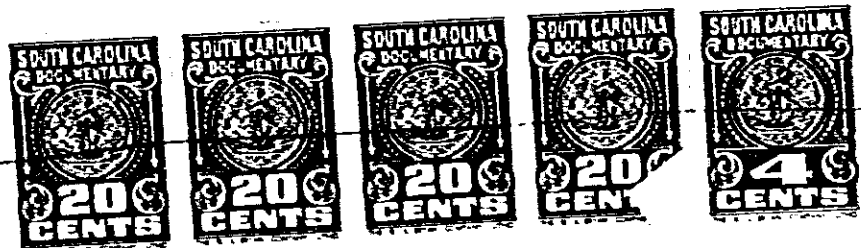
All that piece, parcel or lot of land, together with all buildings and improvements  
 thereon, situate, lying and being on the northeastern corner of the intersection of  
 Becky Gibson Road with Ponder Road, in Oneal Township, Greenville County, South Carolina,  
 being shown and designated as Lot No. 21 on a plat of Ponder Rosa Village made by Terry  
 T. Dill, Surveyor, dated July 20, 1972, recorded in the R.M.C. Office for Greenville  
 County, South Carolina, in Plat Book 4-R at page 27, and having, according to said plat,  
 the following metes and bounds, to wit:

Beginning at a point on the northern side of Ponder Road at the common corners of  
 Lots Nos. 21 and 22; and running thence with the line of said lots N. 11-35 E., 31.7 feet  
 to an iron pin at the common corners of Lots Nos. 21 and 20; thence with the common line  
 of said lots, N. 36-00 W., 275 feet to a point on the southern side of Becky Gibson Road;  
 thence with the southern side of Becky Gibson Road, S. 54-00 W., 224 feet to an iron  
 pin; thence with the curve of the intersection of Becky Gibson Road, with Ponder Road,  
 the chord of which is S. 12-09 E., 54 feet to a point on Ponder Road; thence with the  
 northern side of Ponder Road, S. 78-13 E., 332 feet to the point of Beginning.

This being the same piece of property conveyed to John R. Peterson, Jr. and Martha  
 G. Peterson by Ponderosa Associates, a General Partnership, on October 14, 1977 and  
 recorded in deed book 1066 at page 753 in Greenville County's RMC Office.

Mortgagee's Address: The Citizens & Southern National Bank of S. C., P. O. Box  
 1449, Greenville, S. C. 29602

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