

State of South Carolina,

County of GREENVILLE

GRANT FILED

BOOK 1491 PAGE 420

CO. S. REAL ESTATE MORTGAGE

11 11 AM '79  
M.C. BARRERSLEY

TO ALL WHOM THESE PRESENTS MAY CONCERN:

JOAN C. BROWNRIGG SEND GREETINGS:

WHEREAS, I the said Joan C. Brownrigg,  
hereinafter called Mortgagor, in and by that 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 One Hundred Twenty Five Thousand and No/100 Dollars (\$ 125,000.00 ),  
with interest thereon payable in advance from date hereof at the rate of 10 1/4 % per annum; the prin-  
cipal of said note together with interest being due and payable in (300) monthly  
Number

installments as follows:

[Monthly, Quarterly, Semiannual or Annual]  
Beginning on June 1, 19 80, and on the same day of  
each monthly period thereafter, the sum of  
One Thousand One Hundred Fifty Seven and 98/100 Dollars (\$ 1,157.98 )  
and the balance of said principal sum due and payable on the 1st day of May, ~~XX~~ 2005

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 10 1/4  
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 pres-  
ents, 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 situate, lying and being  
on the southeastern side of Quail Hill Drive in the County of Greenville,  
State of South Carolina and having, according to a plat prepared by  
Campbell & Clarkson, Surveyors, Inc., dated April 3, 1978 entitled  
"Revision of Lot 11, Quail Hill Estates", recorded in the R.M.C. Office  
for Greenville County in Plat Book 6-0 at Page 50, the following metes  
and bounds, to-wit:

BEGINNING at a point on the southeastern side of Quail Hill Drive at the  
joint front corner of the within lot and lot No. 12 and running thence  
along the southeastern side of Quail Hill Drive, S. 45-20 W., 122.7 feet  
to a point; thence S. 59-47 W., 137.3 feet to a point at the joint front  
corner of Lot No. 9; running thence with the joint line of said lots  
S. 34-08 E., 469.1 feet to an iron pin; thence along a new line N. 36-36  
E., 373.8 feet to a new iron pin; running thence N. 27-19 W., 138.1 feet  
to a point; thence N. 60-53 W., 248.6 feet to a point on the southeastern  
side of Quail Hill Drive, the point and place of beginning.

This is the same property conveyed to the Mortgagor by deed from George  
R. and Helen Gebert, dated October 9, 1979 and recorded October 10, 1979  
in the R.M.C. Office for Greenville County, S. C. in Deed Book 1113 at  
Page 379.

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