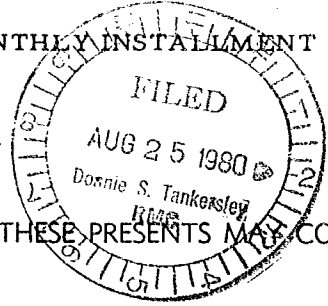


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REAL ESTATE MONTHLY INSTALLMENT MORTGAGE

State of South Carolina,

County of Greenville



BOOK 1512 PAGE 573

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETINGS:

Whereas, I, we the said Ronald R. Frady and Sandra P. Frady, 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 \$7008.64 plus interest as stated in the note or obligation, being due and payable in 72 equal monthly installments commencing on the 31st day of September, 1980, 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 State of South Carolina, county of Greenville, on the westerly side of Sugar Creek Lane, being known and designated as Lot No. 132 on Plat entitled Map 4, Section One, Sugar Creek, as recorded in the RMC Office for Greenville County, State of South Carolina, in Plat Book 5D at page 72. Reference to said plat is made for a more complete property description.

This conveyance is subject to all restrictions, zoning ordinances, set back lines, roadways, easements and rights of way, or record, if any, affecting the above described property.

This is the same property conveyed to Ronald R. Frady and Sandra P. Frady from Dennis I. Peters and Jeanette G. Peters on April 18, 1977 and recorded in Deed Volume 1054 at page 784 on April 18, 1977.

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

