

TO ALL WHOM THESE PRESENTS MAY CONCERN:

ELIZABETH RIDDLE
R.M.C.

WHEREAS, I, Jane A. Neal Cole

(hereinafter referred to as Mortgagor) is well and truly indebted unto Citizens & Southern National Bank of South Carolina, Greenville, South Carolina

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of
Thirty Thousand and No/100-----Dollars (\$ 30,000.00) due and payable

in three (3) annual installments of \$10,000.00 each, plus interest. First payment is due on September 5, 1973.

with interest thereon from date at the rate of seven per centum per annum, to be paid:

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents; the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns:

"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville; within the corporate limits of the City of Greenville, being known and designated as portion of lots nos. 49 and 50 on plat of North Park Subdivision and being more fully shown on plat recorded in the R. M. C. Office for Greenville County in Plat Book K, at Pages 48 and 49, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern corner of the intersection of North Main Street and North Park Drive (formerly Griffin Avenue) and running thence with North Main Street, N. 19-46 E. 67 feet to an iron pin at the joint front corner of lots 15 and 16; and running thence, still with North Main Street, 47 feet to an iron pin at the corner of property now or formerly of Curdts and running thence with the Curdts line through lot 49, S. 68-34 E. 165.1 feet, more or less, to an iron pin in the line of lot no. 47; running thence with the line of lot 47, S. 19-06 W. 114 feet to an iron pin on North Park Drive; thence with North Park Drive, N. 68-34 W. 164 feet to the point of beginning; being the same property conveyed to me by deed of even date to be recorded herewith.

LESS, HOWEVER: All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as a small portion of lots nos. 49 and 50 of North Park Subdivision and being more fully shown on a survey prepared by Dalton & Neves, dated May, 1967, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of North Park Drive, joint front corner of lots 47 and 50 and running thence N. 19-06 E. 114 feet to an iron pin; and running thence N. 68-34 W. - 1.7 feet to an iron pin; running thence S. 20-21 W. 114.03 feet to an iron pin on North Park Drive; thence with said North Park Drive, S. 68-34 E. 4.2 feet to the point of beginning.

Together with all and singular rights, members, herditaments, and appurtenances to the same belonging in any way incident or appertaining; and of all the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that if is lawfully seized of the premises hereinabove described in fee simple absolute; that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.