

FILED  
GREENVILLE CO. S. C.

BOOK 1251 PAGE 79

REAL ESTATE MORTGAGE

SEP 28 3 13 PM '72

State of South Carolina,

ELIZABETH RIDDLE  
R.M.C.

County of GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETINGS:

WHEREAS, I the said Thomas Howard Suitt  
hereinafter called Mortgagor, in and by my 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 Sixty Thousand and No/100 Dollars (\$ 60,000.00 ),  
with interest thereon payable in advance from date hereof at the rate of 8-1/2 % per annum; the prin-  
cipal of said note together with interest being due and payable in (144) one hundred  
forty-four monthly installments as follows:  
(Monthly, Quarterly, Semi-annual or Annual)

Beginning on January 1, 1973, and on the same day of  
each monthly period thereafter, the sum of  
Six Hundred Sixty-Six and 10/100 Dollars (\$ 666.10 )  
and the balance of said principal sum due and payable on the 1st day of December, 1984.

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 8-1/2 %  
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 piece, parcel or lot of land in Greenville Township, State and  
County aforesaid, lying between Cleveland Street Extension and the Reedy River and  
having the following metes and bounds according to a plat of property of R. E.  
Ingold revised by C. O. Riddle June 16, 1970:

BEGINNING at an iron pin on the West side of Cleveland Street Extension at the  
corner of the Greenville Country Club property and thence running S. 62-59 W.  
280.1 feet to an iron pin on the bank of the Reedy River; thence N. 54-49 W.  
141.3 feet to an iron pin 14 feet back from the river bank; thence N. 62-59 E.  
344.8 feet to the line of Cleveland Street Extension; thence S. 27-35 E. 125  
feet to the beginning corner and containing .90 acres, more or less.

Also that certain strip of land 30 feet in width lying in the Reedy River and  
shown separately on the plat herein referred to.

Said property is bounded by lands now or formerly of the Greenville Country Club  
on the South, R. E. Ingold on the North, Cleveland Street Extension on the East  
and the Reedy River on the West.

It is understood and agreed that the within mortgage shall be equal in rank to  
those certain mortgages given by the mortgagor herein to the mortgagee herein,  
executed April 29, 1971, and recorded in the RMC Office for Greenville County in  
Mortgage Book 1189 at page 249, and executed February 24, 1972 and recorded in  
Mortgage Book 1223 at page 653.