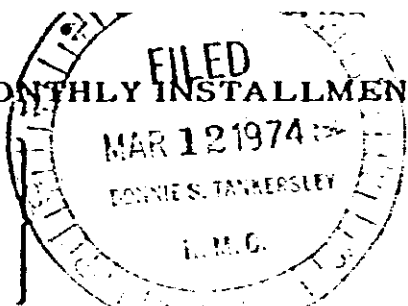


REAL ESTATE MONTHLY INSTALLMENT MORTGAGE

State of South Carolina,

County of Greenville



BOOK 1304 PAGE 93

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETINGS:

WHEREAS, I, WE THE SAID Ruby and James H. Foster, Sr.,
 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 Three Thousand two hundred seventy-two and
40/100-----DOLLARS (\$ 3272.40), REPRESENTING \$ 2599.54 OF PRINCIPAL
 AND \$ 573.18 OF INTEREST, BEING DUE AND PAYABLE IN EQUAL MONTHLY INSTALLMENTS
 OF \$ 90.90 , COMMENCING ON THE 30 DAY OF April , 19 74 ,
 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

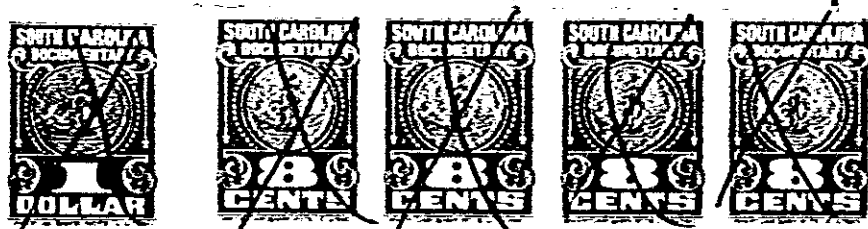
at the office of the Mortgagee at Greenville , South Carolina, or at such other place as the holder hereof may from time to time designate in writing

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:
JAMES HAROLD FOSTER AND RUBY MAYS FOSTER, their heirs and assigns forever

All that certain piece, parcel or lot of land with the improvements thereon, lying and being in Bates Township, County of Greenville, State of South Carolina and having the following metes and bounds:

BEGINNING at an I. P. on South Carolina Highway #186, running thence with said highway S 26-45 W 123' to an I. P. on said Highway; thence N 60-13 W 166' to an I. P.; thence N 44-03 E 167. 1 to an I. P. in Duke Power Company line; thence S. E with said line 125' to the beginning corner.

For a futher description of said property see Plat of Terry T. Dill, dated July 24, 1969 of Plat of property of H. S. Richardson and recorded in the RMC Office of Greenville County in Book 4B at page 193 .



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