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GREENVILLE CO. S. C.
JUL 26 3 52 PM '74
DONNIE S. TANKERSLEY
R.H.C.

BOOK 1317 PAGE 755



MORTGAGE OF REAL ESTATE

State of South Carolina

County of GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, (We) REDMOND ENTERPRISES, a General Partnership hereinafter called the Mortgagor(s), in and by a certain promissory note in writing, of even date with these Presents is well and truly indebted to THE SOUTH CAROLINA NATIONAL BANK Greenville, South Carolina hereinafter called the Mortgagee, a national banking association, in the full and just sum of Fifty-Five Thousand & 00/100----- (\$ 55,000.00.) Dollars, with interest from the date hereof at the rate of nine per centum (9) per annum on the unpaid balance until paid. The said principal and interest shall be payable at the office of THE SOUTH CAROLINA NATIONAL BANK in Greenville , South Carolina or at such other place as the holder hereof may designate in writing.

ALL that piece, parcel or lot of land, situate, lying and being in the County of Greenville, State of South Carolina, being shown and designated as Lot No. 12 on a plat entitled "Stratton Place" by Piedmont Engineers and Architects dated July 10, 1974, and recorded in Greenville County Plat Book 4-R at Pages 36-37 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the joint front corner of Lots 11 and 12 on the right of way of Coventry Road and running thence with the line of Lot 11, S. 69-15 W. 199.7 feet to an iron pin; thence turning and running with the line now or formerly of Pelham Estates N. 56-08 W. 30 feet to an iron pin at the joint rear corner of Lots 12 and 17; thence turning and running with the line of Lot 17, N. 21-48 E. 80 feet to an iron pin; thence continuing with the line of Lot 16, N. 21-36 E. 102.25 feet to the joint rear corner of Lots 12 and 13; thence turning and running with the line of Lot 13, S. 73-00 E. 149.9 feet to an iron pin on the right of way of Coventry Road; thence turning and running with Coventry Road, the cord of which is S. 18-39 W. 35 feet to an iron pin; thence continuing with Coventry Road, the cord of which is S. 17-35 E. 40 feet to the point of BEGINNING.

All installments of principal and all interest are payable in lawful money of the United States of America; and in the event default is made in the payment of any installment or installments, or any part thereof, as therein provided, the same shall bear simple interest from the date of such default until paid at the rate of nine per centum per annum.

And if at any time any installment or portion of principal or interest shall be past due and unpaid, or if default be made in respect to any condition, agreement or covenant contained herein, then the whole sum of the principal of said note remaining at that time unpaid together with the accrued interest, shall become immediately due and payable, at the option of the holder thereof, who may sue thereon and foreclose this mortgage; and if said note, after default, should be placed in the hands of an attorney for suit or collection, or if, at any time, it should be deemed by the holder thereof necessary for the protection of its interests to place, and the holder should place, the said note and mortgage in the hands of an attorney for any legal proceedings; then and in either of such cases the mortgagor promises to pay all costs and expenses including a reasonable attorney's fee, these to be added to the mortgage indebtedness, and to be secured under this mortgage as a part of said debt.

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 THE SOUTH CAROLINA NATIONAL BANK

Greenville, South Carolina 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 THE SOUTH CAROLINA NATIONAL BANK Greenville, South Carolina at and before the signing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold

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