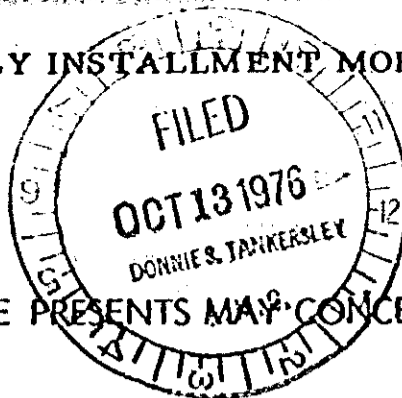


REAL ESTATE MONTHLY INSTALLMENT MORTGAGE

State of South Carolina,

County of Greenville



BOOK 1359 PAGE 400

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETINGS:

Whereas, I, we the said Ronald J. Rossi & Patricia J. Rossi, 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 \$8,560.34 plus interest as stated in the note or obligation, being due and payable in 72 equal monthly installments commencing on the 31st day of October, 1976, 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 certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the southeasterly side of Lake Water Court, near the City of Greenville S. C. being known and designated as Lot No. 260 on plat entitled Map No. 1 Section One, Sugar Creek as recorded in the RMC Office for Greenville County, S.C. in Plat Book 5D at page 18, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeasterly side of Lake Water Court, said pin being the joint front corner of Lots 260 and 261 and running thence with the common line of said lots S. 57-34 22. E. 154.25 feet to an iron pin, the joint rear corner of Lots 260 and 261; thence S. 27-15 31 W. 119.45 feet to an iron pin, the joint rear corner of Lots 259 and 260; thence with the common line of said lots N. 54-07 46 W. 118.10 feet to an iron pin on the southeasterly side of Lake Water Court; thence with the southeasterly side of Lake Water Court on a curve the chord of which is N. 05-31 36 E. 50.52 feet to an iron pin; thence N. 01-44 53 E. 44.72 feet to an iron pin; thence N. 28-18 47 E. 12.24 feet to an iron pin; thence N. 30-22 15 E 16.15 feet to an iron pin, the point of beginning

This is the same property conveyed to Ronald J. Rossi from Cothran and Darby Builders recorded in Plat Book 5D at page 18 on June 12, 1975 at 1:44 P.M.

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



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