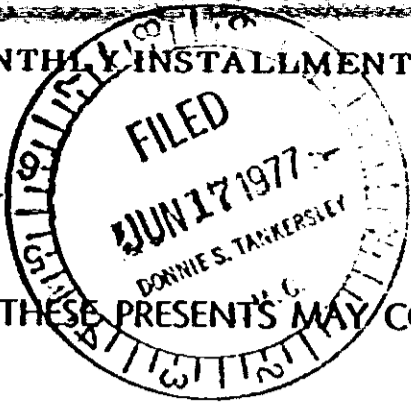


REAL ESTATE MONTHLY INSTALLMENT MORTGAGE

State of South Carolina,

County of Greenville



BOOK 1401 PAGE 479

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETINGS:

Whereas, I, we the said Charles Robert Simmons and Violet T. Simmons

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

Greenville, S. C., hereinafter called Mortgagee, the sum of 10,000.00

plus interest as stated in the note or obligation, being due and payable in 84 equal

monthly installments commencing on the 31 day of June, 1977, and on the

same date of each successive month thereafter.

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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.

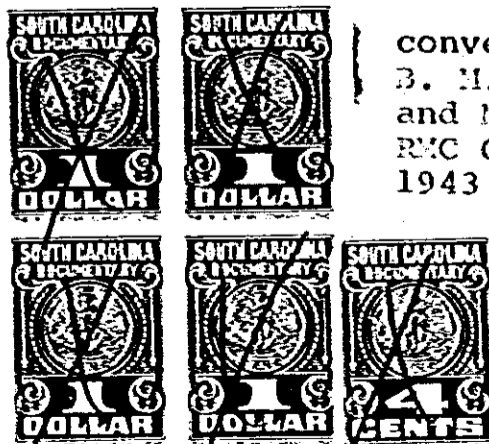
NOW, KNOW ALL MEN, that the said Mortgagor in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Mortgagee according to the terms of the said Note; and also in consideration of the further sum of THREE DOLLARS, to the said Mortgagor 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 parcel or lot of land in Chick Springs Township of Greenville County, South Carolina, lying on the south side of the State Park Road, sometimes known as the Batson Road, about four miles east of the City of Greenville and near the old Reid School property, being shown on a plat of property made for Clifton H. and Maude D. Simmons by C.O. Riddle, Surveyor, dated January, 1968, to be hereafter recorded and having the following courses and distances:

BEGINNING at an iron pin on the south side of said highway at intersection with a community road, the northwestern corner of the lot conveyed herein, and runs thence along the margin of said highway, S. 49-13 E. 184.6 feet to an iron pin; thence S. 28-17 W. 221.8 feet to an iron pin; thence N. 61-37 W. 180.1 feet to an iron pin in the center of the community road thence along the center of the community road, N. 28-15 E. 261.8 feet to the beginning, containing one acre, more or less, and being a portion of that property conveyed to the grantors by deed on record in the R.M.C. Office for Greenville County in Volume 253, at page 105.

Mortgagor's Address: C & S National Bank P.O. Box 1449 Greenville, S.C.

This being the same piece of property conveyed by C. E. Robinson as Trustee under B. H. McGee will to Clifton H. Simmons and Maude D. Simmons and recorded in the RMC Office of Greenville County on April 27, 1943 in Deed Book 253 on page 105.



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