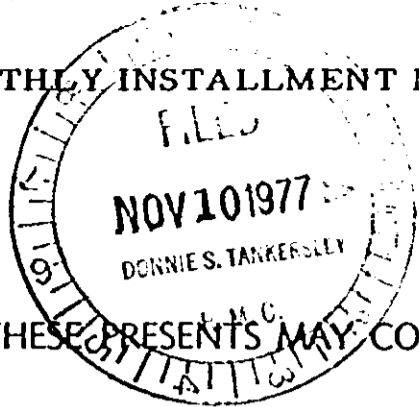


REAL ESTATE MONTHLY INSTALLMENT MORTGAGE

State of South Carolina,

County of Greenville



BOOK 1415 PAGE 533

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETINGS:

Whereas, I, we the said J. O. Duncan and Minnie B. Duncan

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 \$4505.84

plus interest as stated in the note or obligation, being due and payable in 72 equal monthly installments commencing on the last day of November, 1977, 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 situate, lying and being in the State and County aforesaid, O'Neal Township, lying on the western side of the Sandy Flat Road, being bounded on the east by lands of Mack Bradley, on the north by other lands of myself and on the eastern side by the said road, and being triangular in shape, and having the following courses and distances, to wit:

BEGINNING on a point in the said road, joint corner of the Mack Bradley land, and runs thence with the Mack Bradley line N. 3-00 E. 54 feet to an iron pin on the bank of the road, thence continuing with the same course for a total distance of 483 feet, to an old stone and iron pin corner; thence S. 73-30 E. 128 feet to a point in the center of the said road (iron pin back on line at 17 feet); thence with the center of the road, S. 16-38 W. 300 feet to an angle; thence S. 21-06 W. 169.5 feet to the beginning corner, containing Seventy Three One-Hundredths (0.73) of one acre, more or less.

This being the same piece of property conveyed to J.O. Duncan by W.G. Bennfield and recorded on August 30, 1954 in the RMC Office of Greenville County in Deed Book 507 page 111.

Grantor's Address; C & S National Bank P.O. Box 1449 Greenville, S.C.



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