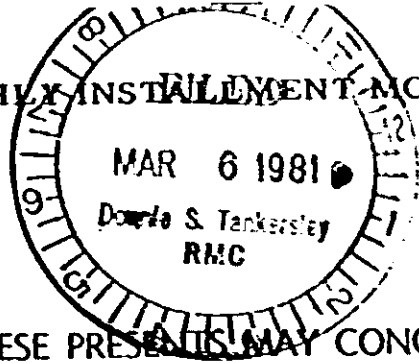


14

REAL ESTATE MONTHLY INSTALLMENT MORTGAGE

State of South Carolina,

County of Greenville



BOOK 1534 PAGE 456

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETINGS:

Whereas, I, we the said Fred R. Jones and Debra B. Jones, 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, Simpsonville, S. C., hereinafter called Mortgagee, the sum of \$10,040.04 plus interest as stated in the note or obligation, being due and payable in 120 equal monthly installments commencing on the 31st day of April, 1981, 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 Simpsonville, 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 of lot of land situate, lying and being in the State of South Carolina, County of Greenville, Town of Simpsonville, being known and designated as Lot 213 on plat of Section III, Westwood Subdivision, which plat is recorded in the RMC Office for Greenville County, South Carolina in Plat Book 4N at page 30, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an old iron pin on the southerly side of Aspenwood Drive, which iron pin is located at the joint front corner of Lots 212 and 213 and running thence with the joint line of said lots, S. 00-21 E. 140.0 feet to an iron pin; thence S. 89-39 W. 86.0 feet to an old iron pin at the joint rear corner of Lots 213 and 214; thence with joint line of said lots, N. 00-21 W. 140.0 feet to an old iron pin on the southerly side of Aspenwood Drive; thence with southerly side of said Drive, N. 89-39 E. 86.0 feet to the beginning corner.

THIS being the same property conveyed to the Grantor herein by deed of Lewis R. Thompson, Jr. and Cheryl F. Thompson May 31, 1977, recorded June 1, 1977 in Deed Volume 1057 at page 746.

THIS being the same property conveyed unto Fred R. Jones and Debra B. Jones by Lathion L. Foster, Jr., as recorded in Book 1140, Page 289 on January 6, 1981.



0456

4328 RV-2