

REAL ESTATE MONTHLY INSTALLMENT MORTGAGE

State of South Carolina,

County of Greenville

RECORDED
FILED
S.C.
2 07 PH '81
ANKERSLEY
R.M.C.

BOOK 1552 PAGE 85

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETINGS:

Whereas, I, we the said Carl B. Carruth

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 \$30,768.32 plus interest as stated in the note or obligation, being due and payable in 120 equal monthly installments commencing on the 31st day of October, 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 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 piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, on the northeastern side of Merrifield Drive, and being known and designated as Lot No. 8 on Plat of MERRIFIELD PARK prepared by C.O. Riddle, dated October 1967, recorded in the RMC Office for Greenville County in Plat Book 000, at Page 177, and having according to said Plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of Merrifield Drive at the joint front corner of Lots 7 and 8 and running along the joint line of said Lots N. 20-38 E. 201.1 feet to an iron pin; thence S. 49-02 E. -20 feet to an iron pin at the joint rear corner of Lots 8 and 9; thence along the joint line of said Lots S. 21-33 W. 159.9 feet to an iron pin on the northeastern side of Merrifield Drive; thence along said Drive N. 69-22 W. 8.2 feet to an iron pin; thence continuing along said drive N. 69-22 W. 101.8 feet to point of Beginning.

This is the same property conveyed to Carl B. Carruth by virtue of a deed from Duckett McDonald Adair dated April 27, 1978 and recorded in the RMC Office for Greenville County in Deed Book 1077 at Page 956 on April 27, 1978.

Mortgagee's address: C&S National Bank, PO Box 1449, Greenville SC 29602

SC 106-121 725

STATE OF SOUTH CAROLINA
RECORDED
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FEB 12 3 2 1981
R.M.C.

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