

REAL ESTATE MONTHLY INSTALLMENT MORTGAGE

State of South Carolina,

County of Greenville

REC'D
2:42 PM '81
SIGNED
W. W. BERSLEY
CME

BOOK 1557 PAGE 621

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETINGS:

Whereas, I, we the said James Lewis Futrell and Teresa T. Futrell
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 \$3,217.31
plus interest as stated in the note or obligation, being due and payable in 36 equal
monthly installments commencing on the last day of December, 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 certain piece, parcel or lot of land, situate, lying and being in the County of Greenville, State of SC, and being known and designated as Lot No. 35, Coleman Hts. Subdivision, according to a plat prepared of said subdivision by Terry T. Dill, Surveyor, 5-24-56, and which said plat is recorded in the RMC Office for Greenville Cty, SC, Plat Book KK, at Page 29, and according to a more recent survey of said lot prepared by Carolina Surveying Co, April 13, 1979, having the following courses and distances, to-wit:

BEGINNING at a point on the edge of West Drive, joint front corner with Lot 34 and running thence with the common line with said Lot, S. 74-20 W. 170.4 ft. to a point on the edge of a twenty ft. alley; thence running with the edge of said alley, N. 38-26 W. 131.6 ft. to a point on the edge of said alley; joint rear corner with Lot 36; thence running with the edge of said lot, N. 69-57 E. 218.3 ft. to a point on the edge of West Drive; thence running with the edge of said Drive, S. 17-10 E. 138.1 ft. to a point on the edge of said Drive, the point of beginning.

This is the same property conveyed to James Lewis Futrell and Teresa T. Futrell by virtue of a deed from Brown Enterprises of SC, Inc. on November 1, 1979 in the RMC Office for Greenville County, in Volume 1114 Page 797.

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

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STATE OF SOUTH CAROLINA
DOCUMENTARY
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