

*Camperdown Way  
Hills*

REAL ESTATE MORTGAGE

BOOK 1562 PAGE 526

State of South Carolina

County of GREENVILLE

REC'D  
S. C.  
PH '82  
MERSLEY

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETINGS:

WHEREAS, we the said Henry Lucius, III and Ruthanne H. Lucius, hereinafter called Mortgagor, in and by 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, hereinafter called Mortgagee, in the full and just principal sum of Forty Eight Thousand and No/100 Dollars (\$ 48,000.00), with interest thereon payable in advance from date hereof at the rate of 16 % per annum; the principal of said note together with interest being due and payable in (300) Number

Monthly (Monthly, Quarterly, Semiannual or Annual) installments as follows:

Beginning on March 15, 1982, and on the same day of each Monthly period thereafter, the sum of Six Hundred Fifty-Six and 32/100 Dollars (\$ 656.32) and the balance of said principal sum due and payable on the 15th day of February, ~~19~~ 2007.

The aforesaid payments are to be applied first to interest at the rate stipulated above and the balance on account of unpaid principal. Provided, that upon the sale, assignment, transfer or assumption of this mortgage to or by a third party without the written consent of the Bank, the entire unpaid balance of the note secured by this mortgage, with accrued interest, shall become due and payable in full or may, at the Bank's option, be continued on such terms, conditions, and rates of interest as may be acceptable to the Bank.

Said note provides that past due principal and/or interest shall bear interest at the rate of 16 % per annum, or if left blank, at the maximum legal rate in South Carolina, 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 in 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 South Carolina, and being known and designated as Lot 28, Terrace Gardens Subdivision, according to a plat of said subdivision, dated August 26, 1959, and which said plat is recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book QQ, at Page 85, and according to said plat having the following courses and distances, to-wit:

BEGINNING at a point on the edge of Barry Drive, joint front corner with Lot 29 and running thence with the common line with said Lot, S. 51-58 E. 200 feet to a point; thence, S. 38-02 W. 100 feet to a point, joint rear corner with Lot 27; thence running with the common line with said Lot, N. 51-58 W. 200 feet to a point on the edge of Barry Drive; thence running with the edge of said Drive, N. 38-02 E. 100 feet to a point on the edge of said Drive, the point of beginning.

The within property is the identical property conveyed to the Mortgagors herein by deed of Carolina Builders & Realty, Inc. by deed of even date herewith and which said deed is being recorded simultaneously with the recording of the within instrument.

RECORDED  
INDEXED  
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