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GREENVILLE S.C.

State of South Carolina, 2 26 PM '83

REC-1601 PAGE 312

County of GREENVILLE

DONNIE SLEY
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETINGS:

WHEREAS, we the said William B. and Leanne S. Hopkins 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 Thirty Thousand and 00/100----- Dollars (\$30,000.00), with interest thereon payable in advance from date hereof at the rate of 14 % per annum; the principal of said note together with interest being due and payable in (120) One Hundred Twenty monthly installments as follows:

Beginning on May 8, 1983, and on the same day of each monthly period thereafter, the sum of Four Hundred Sixty-five and 80/100----- Dollars (\$465.80) and the balance of said principal sum due and payable on the 8 day of April, 1993.

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 _____% 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 piece, parcel or lot of land in Chick Springs Township, Greenville County, South Carolina, in the City limits of the City of Greer, on the East side of Memorial Drive (formerly Piedmont Avenue) being all of lot #20 on a Plat of property designated and known as Morrow Heights, made of R. D. Dobson Estate by H. S. Brockman, Surveyor, and having, according to the said plat, the following metes and bounds:

BEGINNING on a stake on the East side of Piedmont Avenue, at the corner of lot #19 on said plat, and running with the line of lot #19 S. 77-49 E., 150 feet to a stake at the joint corner of lots #19, 20, 30, and 31, thence S. 11-47 W. 100 feet to a stake on the corner of lot 21; thence N. 77-49 W., 150 feet to a stake on the East side of said Avenue; thence with the East side of the said Avenue N. 11-47 E., 100 feet to the point of beginning; the referenced plat is recorded in Plat Book D, Pages 196-197.

DERIVATION: This property is the same conveyed to Myrtle Cornwall Moss (later Myrtle C. Moss Poole by marriage) by deed from Harold Brezeale and Mildred Brezeale, dated June 4, 1957, and recorded in the Register of Mesne Conveyance on June 5, 1957 in Deed Book 578 at Page 80, and which passed into the Estate of Myrtle C. Moss Poole as shown by file #1579/7 of the Probate Court for Greenville County, S. C.

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