

MORTGAGE OF REAL ESTATE

State of South Carolina
 COUNTY OF GREENVILLE
 FILED GREENVILLE CO. S. C.
 JUL 19 2 40 PM '83
 CITIZENS B. & L. ASSOCIATION
 P. O. BOX 388, 117 TRADE ST.
 GREER, S. C. 29651
 DONNIE S. TANKERSLEY
 R.M.C.

To All Whom These Presents May Concern:

I, Carlos H. Bright SEND GREETING:

WHEREAS, I the said Carlos H. Bright
 in and by my certain promissory note in writing of even date with these Presents, am well
 and truly indebted unto the CITIZENS BUILDING AND LOAN ASSOCIATION, Greer, S. C., in the full and just sum of
 Thirty Thousand and no/100-----(\$ 30,000.00-----) Dollars,
 with interest from the date hereof at the rate of thirteen per cent (12½ %) per annum, unpaid interest to
 bear interest at the same rate, to be repaid in installments of
 Three Hundred Forty and 85/100-----(\$ 340.85) Dollars

due and payable on the 5th day of each and every calendar month hereafter until the full principal sum, with interest and all costs, insurance, and expenses incurred in connection with said loan, has been paid, said monthly payments to be applied first to the payment of interest, and then to payment of principal, costs, expenses and insurance, if any, incurred; and said note further providing that if at any time any portion of the principal or interest due hereunder shall be past due and unpaid for a period of sixty (60) days, or upon failure to comply with any of the by-laws of said Association, or with any of the stipulations of this mortgage, the whole amount due under said note, shall at the option of the holder become immediately due and payable, and said note further providing for a reasonable attorney's fee besides all costs and expenses of collection, to be added to the amount due on said note, and collectible as a part thereof, if the same be placed with an attorney for collection, or if said debt, or any part thereof, be collected by an attorney or by legal proceedings of any kind.

KNOW ALL MEN BY THESE PRESENTS, That I the said Carlos H. Bright, in consideration of the said debt and sums of money aforesaid, and for the better securing the payment thereof to the said CITIZENS BUILDING AND LOAN ASSOCIATION, Greer, S. C., according to the terms of the said note, and also in consideration of the further sum of Three (\$3.00) Dollars to me the said mortgagor in hand well and truly paid by the said mortgagee, at and before the sealing and delivery of these Presents (receipt of which is hereby acknowledged), have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said CITIZENS BUILDING AND LOAN ASSOCIATION, Greer, S. C., its successors and assigns:

That certain lot, parcel or tract of land, with all improvements now constructed thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, Highland Township, containing 0.97 acres, more or less, according to a plat of property of Carlos H. Bright prepared by T.H. Walker, Jr., RLS, on February 4, 1978, and having the following courses and distances:

BEGINNING at an oip at the joint corner of Theron G. Hawkins property on the Southern side of Babb Road, and running thence along said road S. 50-40 E., 120 feet to an ip; thence S. 56-44 E. 116 ft. to an ip; thence along a new line S. 41-25 W. 204.15 ft. to an ip; thence N. 48-20 W. 206.95 ft to an ip; thence along the Hawkins line N. 32-45 E. 184.55 ft. to the beginning corner.

THIS conveyance is made subject to any and all restrictions, easements, rights of way or zoning ordinances that may appear of record on the recorded plat(s) or on the premises.

THIS being a portion of the property that C.B. Bright bequeathed to Pearl H. Bright, giving her a life estate, with the remainder interest going to W.C. Bright. The said C.B. Bright died testate of March 7, 1960, and his estate is probated in the Probate Court for Greenville County in Apartment 727, File No. 16.

THIS is the same conveyed to me by W.C. Bright and Pearl H. Bright by deed dated July 20, 1978 recorded July 25, 1978, in deed book 1083, page 791 in the R.M.C. Office for Greenville County.

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