



REAL ESTATE MORTGAGE



State of South Carolina,  
County of Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETINGS:

WHEREAS, I the said Joe M. Perkins,  
 hereinafter called Mortgagor, in and by my 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 seven thousand six hundred twenty-seven and Dollars (\$ 7,627.58),  
 with interest thereon payable in advance from date hereof at the rate of 11.50 <sup>58/100</sup> per annum; the prin-  
 cipal of said note together with interest being due and payable in (84) eighty-four  
monthly installments as follows:  
(Monthly, Quarterly, Semi-annual or Annual)  
 Beginning on August 5, 19 78, and on the same day of  
 each monthly period thereafter, the sum of  
one hundred thirty-three and 92/100 Dollars (\$133.92)  
 and the balance of said principal sum due and payable on the 5 day of July, 1984.

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 pres-  
 ents, 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 State of South Carolina, County of Greenville, Gantt Township, being  
 known and designated as lot # 36 of a subdivision of the property of  
 Lanco, Inc. as shown on plat prepared by R.K. Campbell and Webb surveying  
 and Mapping Co., October 1963, and recorded in the RMC Office for Greenville  
 County in plat book RR at page 199, and having according to said plat, the  
 following metes and bounds, to-wit:

Beginning at an iron pin on the eastern side of Malone Street, joint front  
 corner of lots #s 36 & 37, and running thence along the joint line of  
 said lots, N. 71-33 E. 173.2 feet to an iron pin joint rear corner of  
 Lots 36 & 37, 41 and 43; thence along the joint rear line of lots 36 & 43,  
 N. 35-36 W. 73.6 feet to an iron pin joint rear corner of lots 35 and 36;  
 thence with the joint line of said lots S. 71-30 W. 151.5 feet to an iron  
 pin on the eastern side of Malone Street;  
 thence along the eastern side of Malone Street S. 18-30 E.  
 70 feet to the beginning corner.

This is the same property conveyed to Joe M. Perkins from Charles A. Mundy  
 as recorded on April 29, 1970 in book of deeds 889 page 9, Greenville  
 County RMC Office.

C & S National Bank P. O. Box 1449 Greenville, S. C. 29602.  
 1-04-111-Real Estate Mortgage

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