

VA Form 4-6388 (Home Loan)  
May 1960. Use Optional  
Servicemen's Readjustment Act  
(38 U.S.C.A. 694 (a)). Accept-  
able to R.F.C. Mortgage Co.

SOUTH CAROLINA

# MORTGAGE

FILED  
GREENVILLE CO. S.C.

STATE OF SOUTH CAROLINA, }  
COUNTY OF GREENVILLE } ss:

NOV 22 3 49 PM 1950

WHEREAS: James W. Trammell OLLIE FARNSWORTH  
R.M.C.

Greenville, South Carolina, hereinafter called the Mortgagor, is indebted to  
C. Douglas Wilson & Co.

, a corporation organized and existing under the laws of the State of South Carolina, hereinafter called Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of **Seventy-Five Hundred and no/100**

Dollars (\$7,500.00), with interest from date at the rate of **four** per centum (4 %) per annum until paid, said principal and interest being payable at the office of **C. Douglas Wilson & Co.**

in **Greenville, South Carolina**, or at such other place as the holder of the note may designate in writing delivered or mailed to the Mortgagor, in monthly installments of **Forty-Five and 45/100** Dollars (\$ 45.45), commencing on the first day of **January**, 19 **51**, and continuing on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of **December**, 19 **70**

Now, KNOW ALL MEN, that Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, assigned, and released, and by these presents does grant, bargain, sell, assign, and release unto the Mortgagee, its successors and assigns, the following-described property situated in the county of **Greenville, in the City of Greenville** State of South Carolina; located on the southern side of Brunson Avenue (formerly **Grace Street**) and being known and designated as Lot No. 41, according to plat of property of **E. G. Glenn**, plat made by **C. M. Furman, Engineer**, **March 28, 1923**, which plat is recorded in the **R. M. C. Office for Greenville County in Plat Book F, at page 148** and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the southern side of Brunson Avenue (formerly **Grace Street**) at the joint front corner of Lots Nos. 41 and 42 and running thence along the line of Lot No. 42, S. 28-22 E. 150 feet to an iron pin at the rear corner of Lot No. 2; thence along the rear line of Lot No. 2, N. 61-38 E. 55 feet to an iron pin at the rear corner of Lot No. 40; thence along the line of Lot No. 40, N. 28-22 W. 150 feet to an iron pin on the south side of Brunson Avenue (formerly **Grace Street**); thence along the south side of Brunson Avenue (formerly **Grace Street**), S. 61-38 W. 55 feet to an iron pin at the point of beginning.

The mortgagor covenants that until the mortgage has been paid in full he will not execute or file for record any instrument which imposes a restriction upon the sale or occupancy of the mortgaged property on the basis of race, color or creed. This covenant shall be binding upon the mortgagor and his assigns and upon the violation thereof the mortgagee may, at its option, declare the unpaid balance of the mortgage immediately due and payable.

Together with all and singular the improvements thereon and the rights, members, hereditaments, and appurtenances to the same belonging or in anywise appertaining; all the rents, issues, and profits thereof (provided, however, that the Mortgagor shall be entitled to collect and retain the said rents, issues, and profits until default hereunder); all fixtures now or hereafter attached to or used in connection with the premises herein described and in addition thereto the following described household appliances, which are and shall be deemed to be, fixtures and a part of the realty and are a portion of the security for the indebtedness herein mentioned;

- 72M automatic oil floor furnace
- 30 gal. electric water heater

16-40889-1