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Form FHA-447.38
(11-3-49)

UNITED STATES DEPARTMENT OF AGRICULTURE
FARMERS HOME ADMINISTRATION
FARM HOUSING LOAN

REAL ESTATE MORTGAGE FOR SOUTH CAROLINA SUBSEQUENT

WHEREAS, the undersigned, Douglas E. Greer

of the County of Greenville, State of South Carolina, hereinafter called the Borrower, has become indebted to the United States of America, acting through the Administrator of the Farmers Home Administration, pursuant to the provisions of Title V of the Housing Act of 1949, hereinafter called the Gov-

ernment, as evidenced by one certain promissory note, dated June 4, 1952, for the principal sum of One Thousand and No/100 Dollars (\$1,000.00), with interest at the rate of four percent (4%) per annum, payable in installments over an amortization period ending 10 years from the date of said note;

NOW, THEREFORE, in consideration of the said indebtedness and to secure the prompt payment thereof, as the same matures or becomes due, and of any extension or renewal thereof, or agreement supplementary thereto, and to secure the performance of each and every covenant and agreement of the Borrower herein contained, the Borrower has granted, bargained, sold, and released, and does hereby grant, bargain, sell, and release unto the Government the following-described real estate situated in the County of Greenville State of South Carolina, to wit:

All that land described in mortgage from Douglas E. Greer to the United States of America, dated April 20, 1950, said instrument being recorded as hereinafter set forth, which description is incorporated herein by reference and made a part hereof.

****18** And the Borrower, for himself, his heirs, executors, administrators, successors, and assigns, in consideration of the loan made by the Government, and in order to better secure a loan heretofore made by the Government to the Borrower evidenced by a certain promissory note dated April 7 1950 in the principal sum of \$ 5500.00 and secured by a certain real estate mortgage dated April 20, 1950, recorded in the office of the Clerk of Court of Greenville County, South Carolina, in Real Estate Mortgage Book 457, at page 237. (hereinafter called "initial mortgage") does hereby further covenant and agree that this mortgage shall further secure payment of the debt evidenced by said promissory note and the fulfillment of the obligations, conditions, and covenants contained in said initial mortgage. It is hereby further covenanted and agreed that in the event of default in any provision of the initial mortgage or of this mortgage, the Government, at its option and without affecting any other right or remedy of the Government under either mortgage, may declare the entire indebtedness secured by either or both mortgages immediately due and payable and thereupon exercise any remedy provided herein or in the initial mortgage or by law. This provision is not intended to release or replace the initial mortgage, or any part thereof, but is intended to provide additional security for the fulfillment of the Borrower's obligations in connection with the loan secured by the initial mortgage in accordance with the terms and conditions thereof.

DE Greer

FHA-447.38

16-60307-1

INDEXED AND CANCELLED OF RECORD