

VA Form 4-5488 (Direct Loan)  
Nov. 1951. Servicemen's Readjustment Act (38 U. S. C. A. 694 f)

MAR 15 12 07 PM '53 SOUTH CAROLINA

## MORTGAGE

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

WHEREAS:

I, James Lee Higgins, of Greenville, S. C., hereinafter called the Mortgagor, is indebted to H. V. Stirling, Acting as Administrator of Veterans' Affairs, an Officer of the United States of America, and his successors in such office, as such, and his or their assigns, 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 Eight Thousand and No/100- - - - - Dollars (\$ 8,000.00 ), 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 the Loan Guaranty Officer, Veterans Administration Regional Office, at Columbia, 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 Eight and 48/100- - - - - Dollars (\$ 48.48 ), commencing on the 14th day of August, 19 53, and continuing on the 14th 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 14th day of July, 19 73.

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, and unto his successors in such office, as such, and his or their assigns, the following described property, to-wit:

All that certain piece, parcel or lot of land in Greenville County, State of South Carolina, being known and designated as lots 26, 27 and 28, as shown on plat of Buena Vista, recorded in Plat Book W at Page 29, and being more particularly described, according to a recent survey by J. C. Hill, dated June 18, 1953, as follows:

BEGINNING at an iron pin on the Western side of Sutton Drive, which pin is 259.5 feet North of the intersection of Sutton Drive and Lee Road and of the joint front corner of lots 28 and 29, and running thence with the Western side of Sutton Drive, N. 9-43 W. 105 feet to iron pin at corner of lot 25; thence S. 80-17 W. 150 feet to an iron pin at the rear corner of lot 25; thence S. 9-43 E. 105 feet to an iron pin at the rear corner of lot 29; thence with line of said lot, N. 80-17 E. 150 feet to the point of beginning.

Also, the following easily removable equipment, which it is hereby agreed is to be considered part of the real estate and covered by this Mortgage: one (1) floor furnace, and one (1) hot water heater, installed in the dwelling situate upon the above described premises.

Being the same premises conveyed to the Mortgagor by W. E. Bannister, by deed recorded in Book of Deeds \_\_\_ at Page \_\_\_. J.H.A.

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;