

GREENVILLE S.C.
NOV 9 11 54 AM 1954

SOUTH CAROLINA

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

WHEREAS: I, Jerry L. Payne

of Piedmont, S. C. , hereinafter called the Mortgagor, is indebted to H. V. Higley 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 Seven Thousand Three Hundred - Dollars (\$ 7,300.00) 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-four and twenty-four one-hundredths Dollars (\$ 44.24), commencing on the 9th day of April , 1954 , and continuing on the 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 9th day of March , 1974 .

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 Grove Township, Greenville County, state of South Carolina, shown on plat thereof prepared by J. Coke Smith & Son, March 28, 1953, and having the following metes and bounds, to-wit:

Beginning at a point in the center of a county road, corner of property of J. H. Payne; thence with the line of said property N. 85-30 E. 1138.5 feet to an iron pin; thence S. 46-45 W. 100 feet to an iron pin corner of property of Ruby Laurence; thence with the line of said property S. 79-00 W. 754 feet to an iron pin corner of Atkins property; thence with the line of said property N. 26-45 E. 100 feet to an iron pin; thence continuing with the line of said property S. 79-00 W. 441 feet to a point in the center of said county road; thence with the center of said road N. 26-45 E. 137.6 feet to the beginning corner.

ALSO: Floor furnace.
Electric water heater.
Well, pump and well house.

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;