

FILED
GREENVILLE CO. S. C.

SEP 9 10 02 AM 1957

OLLIE FARNOWORTH
R. M. C.

SOUTH CAROLINA

VA Form VB 4-5438 (Direct Loan)
May 1953. Servicemen's Readjustment Act (38 U. S. C. A. 694 (D)).

MORTGAGE

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

WHEREAS: I, George Payne DeMenezes

of Greenville, South Carolina, 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 Eighty Seven Hundred and No/100- - - - Dollars (\$8700.00), with interest from date at the rate of Four and One-Half per centum (4½ %) 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 36/100- - - - Dollars (\$48.36), commencing on the 7th day of October, 19 57, and continuing on the 7th 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 7th day of September, 19 82.

Now, KNOW ALL MEN, that Mortgagor, in consideration of the aforesaid debt and for better securing the same, 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 situate, lying and being in Austin Township, Greenville County, State of South Carolina, in the Town of Simpsonville, on the South side of North Pliney Circle, being known and designated as lot # 67, on plat of League Estates, prepared by W. J. Riddle, dated October 1941, recorded in the R.M.C. Office for Greenville County, in Plat Book K at Page 111, and being more particularly shown on plat of property of George Payne DeMenezes prepared by J. C. Hill, dated August 8, 1957, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the South side of North Pliney Circle, at the front corner of lot # 68, which pin is N. 70-15 E. 416.5 feet from the intersection of North Pliney Circle with U. S. Highway # 276; running thence with the South side of North Pliney Circle, N. 70-15 E. 100 feet to an iron pin, front corner of lot # 66; thence with the line of said lot, S. 19-45 E. 200 feet to an iron pin, rear corner of lot # 44; thence with the rear line of said lot, S. 70-15 W. 100 feet to an iron pin, rear corner of lot # 67; thence with the line of said lot, N. 19-45 W. 200 feet to the beginning corner.

Being the same premises conveyed to the mortgagor by Edith W. Henry, etal by deed to be recorded.

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;