

VA Form VII-6338 (Home Loan)  
April 1955. Use Optional. Servicemen's Readjustment Act of U. S. C. A. 894 (21). Acceptable to Federal National Mortgage Association.

SOUTH CAROLINA

# MORTGAGE

STATE OF SOUTH CAROLINA.

COUNTY OF GREENVILLE

WHEREAS: James Rudolph Baugus

Greenville, S. C.

hereinafter called the Mortgagor, is indebted to

Aiken Loan & Security Company

a corporation organized and existing under the laws 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 Nine Thousand Nine Hundred Fifty and no/100 Dollars (\$ 9,950.00) with interest from date at the rate of five and one fourth per centum ( 5 1/4 ) per annum until paid, said principal and interest being payable at the office of Aiken Loan & Security Company

in Florence, South Carolina for at such other place as the holder of the note may designate in writing delivered or mailed to the Mortgagor, in monthly installments of Fifty-Nine and 63/100 Dollars (\$ 59.63 ) commencing on the first day of August 19 62 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 last day of July 19 87.

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, State of South Carolina:

All that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the southerly side of McMakin Drive, near the City of Greenville, S. C., and being designated as Lot No. 59 and a portion of Lot No. 60 on the plat of Perry Property as recorded in the RMC Office for Greenville County, S. C. in Plat Book I, page 32, and having according to a more recent survey made by Dalton & Neve, Engineers, entitled "Property of James R. Baugus", the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southerly side of McMakin Drive, which pin is located 139 feet in a westerly direction from the southwesterly corner of the intersection of McMakin Drive and Buncombe Road, said pin also being the joint corner of Lots 58 and 59, and running thence along the line of Lots 58 and 57 S 10-17 E 150 feet to an iron pin; thence S 79-28 W 75 feet to an iron pin in the rear line of Lot 60; thence on a line through Lot 60, N 10-17 W 150 feet to an iron pin on the southerly side of McMakin Drive; thence along said Drive N 79-28 E 75 feet to an iron pin, the point of beginning.

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;

JRW Improvement No. 8, W. Book 197 Page 609