

GREENVILLE CO. S. C.

SEP 16 10 53 AM '69

BOOK 1136 PAGE 667

OLLIE FARNSWORTH
R. M. C.

SOUTH CAROLINA

VA Form 28-4119 (Home Loan)
Revised August 1963. Use Optional,
Section 180, Title 38 U.S.C. Accept-
able to Federal National Mortgage
Association.

MORTGAGE

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

WHEREAS: ALPHONSE BENOIT LAMONTAGNE AND CAROL BABB LAMONTAGNE

Greenville, South Carolina of
, hereinafter called the Mortgagor, is indebted to

Cameron-Brown Company

, a corporation organized and existing under the laws of North 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 Fifteen Thousand Five Hundred and No/100----- Dollars (\$ 15,500.00), with interest from date at the rate of Seven & one-half per centum (7½ %) per annum until paid, said principal and interest being payable at the office of Cameron-Brown Company in Raleigh, North 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 One Hundred Eight and 50/100----- Dollars (\$ 108.50), commencing on the first day of November, 1969, 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 first day of October, 1999.

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 in Greenville County, State of South Carolina, located on the northwest side of Rockcrest Drive being known and designated as Lot 41 on plat of Terrace Gardens as shown by plat thereon recorded in the RMC Office for Greenville County in Plat Book 94, at page 85, and having, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwest side of Rockcrest Drive at the joint front corners of Lots 41 and 42, which iron pin is located 989 feet northeast of intersection of Rockcrest Drive and Old Spartanburg Road and running thence with the line of Lot 42, N. 26-45 W. 225 feet to iron pin; thence N. 63-15 E. 100 feet to iron pin at the joint rear corner of Lots 40 and 41; thence with the line of Lot 40, S. 26-45 E. 225 feet to iron pin on the northwest side of Rockcrest Drive at the joint front corner of Lots 40 and 41; thence with the northwest side of Rockcrest Drive S. 63-15 W. 100 feet to iron pin, beginning corner.

Should the Veterans Administration fail or refuse to issue its guaranty of the loan secured by this instrument under the provision of the Servicemen's Readjustment Act of 1944, as amended, within sixty days from the date the loan would normally become eligible for such guaranty, the mortgagee may, at its option, declare all sums secured hereby immediately due and payable.

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;

This Mortgage Assigned to *Federal National Mortgage Association*
on *1st* day of *Oct*, 1969