

Nov 16 3 21 PM '69

OLLIE FARNSWORTH
R. N. C.

SOUTH CAROLINA

VA Form 36-6588 (Home Loan)
Revised August 1963. Use Optional
Section 109, Title 38 U.S.C. Acceptable to Federal National Mortgage
Association.

MORTGAGE

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

WHEREAS:

I, JAMES EDWARD RUFF,

Greenville County, hereinafter called the Mortgagor, is indebted to
CAROLINA NATIONAL MORTGAGE INVESTMENT CO., INC.

, a corporation
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 Twenty-Four Thousand Nine Hundred Fifty and No/100-----Dollars (\$ 24,950.00), 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 Carolina National Mortgage Investment Co., Inc. in Charleston, 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 One Hundred Seventy-Four and 65/100-----Dollars (\$ 174.65), commencing on the first day of January, 1970, 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 December, 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, situate, lying and being in the County of Greenville, State of South Carolina on the southern side of North Parker Road and being the greater portion of Lot No. 6 on a plat entitled, "A Subdivision of Lee P. Ramsey", said plat being recorded in the RMC Office for Greenville County in Plat Book S, Page 117, and having, according to a more recent plat, dated November 4, 1969 prepared by R. B. Bruce, Registered Surveyor, the following metes and bounds, to wit:

Beginning at an iron pin on the southern side of North Parker Road, joint corner of Lots 5 and 6 and running thence with said Road N 58-11 E 134.8 feet; thence continuing with said Road S 65-30 E 158.7 feet to a point at the intersection of North Parker Road and Phillips Drive; thence with the southwestern side of Phillips Drive S 26-15 E 230.2 feet to an iron pin; thence S 37-15 W 87 feet to an iron pin at the joint rear corner of Lots 5 and 6; thence with the common line of said lots N 46-30 W 407.2 feet to a point on the southern side of North Parker Road, 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 the 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;