

FILED
GREENVILLE CO. S. C.
DEC 9 2 31 PM '70
OLLIE FARNSWORTH
R. H. C.

BOOK 1175 PAGE 51

SOUTH CAROLINA

VA Form 16-4225 (Home Loan)
Revised August 1963. Use Optional
Section 1610, Title 38 U.S.C. Accept-
able to Federal National Mortgage
Association.

MORTGAGE

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE }

WHEREAS: JAMES C. BOLIN & MARGARET K. BOLIN

of
Greenville County, South Carolina, hereinafter called the Mortgagor, is indebted to
C. DOUGLAS WILSON & CO.

a corporation
organized and existing under the laws of the State of South Carolina, hereinafter
called Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incor-
porated herein by reference, in the principal sum of Twenty thousand Nine Hundred Fifty
and No/100----- Dollars (\$ 20,950.00), with interest from date at the rate of
eight per centum (8 %) per annum until paid, said principal and interest being payable
at the office of C. Douglas Wilson & Co.
in Greenville, 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 fifty-
three and 77/100----- Dollars (\$ 153.77), commencing on the first day of
February, 1971, 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 January, 2001.

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 piece, parcel or lot of land together with buildings and im-
provements, situate, lying and being at the Northwestern corner of
the intersection of Bethel Drive with North Golden Strip Drive near
the Town of Mauldin, Austin Township, Greenville County, South
Carolina, being shown and designated as Lot No. 1 on a Plat of
the Property of William R. Timmons, Jr., made by C.O. Riddle, Engineer,
dated August, 1964, and recorded in the RMC Office for Greenville
County, S. C., in Plat Book BBB, page 15, reference to which is
hereby craved for the metes and bounds thereof.

Should the Veterans Administration fail or refuse to issue its guaranty
of the loan secured by this instrument under the provisions 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;