

RECORDED
MAR 12 1971

1183 383

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Witness: THOMAS PERRY MELLETTE AND CAROLYN U. MELLETTE

Greenville, South Carolina, 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 Twenty Thousand and No/100 Dollars (\$ 20,000.00), with interest from date at the rate of Seven per centum (7%) 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 Thirty-Three and 20/100 Dollars (\$ 133.20), commencing on the first day of May, 19 71, 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 April, 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 certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the westerly side of E. Belvedere Road, near the City of Greenville, S. C., and being designated as Lot No. 28 on the Plat of South Forest Estates, as recorded in the R/C Office for Greenville County, S. C., in Plat Book GG, Page 181, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the westerly side of E. Belvedere Road, the joint front corner of Lots 27 and 28 and running thence along the westerly side of said road, S. 5-19 E. 90 feet to an iron pin, joint front corner of Lots 28 and 29; thence along the common line of said lots S. 84-41 W. 125 feet to an iron pin; thence along the line of Lot 57, N. 5-19 W. 90 feet to an iron pin, joint rear corner of Lots 27 and 28; thence along the common line of said lots, N. 84-41 E. 125 feet to an iron pin, the point of beginning.

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;

This Mortgage Assigned to: Western & Southern Life Ins. Co.
From Cameron-Brown Co.
on 3 day of Aug. 19 71 Assignment recorded
in Vol. 1201 of R. E. Mortgages on Page 474
This 5 of Aug. 19 71, # 3809