

GREENVILLE CO. S. C.

JUN 18 2 15 PM '71

OLLIE FARNSWORTH
R. M. C.

BOOK 1195 PAGE 395

FHA FORM NO. 2175m
(Rev. July 1966)

MORTGAGE

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

TO ALL WHOM THESE PRESENTS MAY CONCERN: Louise Hart Nix

Greenville, South Carolina } hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto Carolina National Mortgage

Investment Co., Inc. a corporation organized and existing under the laws of South Carolina hereinafter called the 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 Seventeen Thousand One Hundred and No/100----- Dollars (\$ 17,100.00-----), 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 Carolina National Mortgage Investment Co., Inc., 215 East Bay Street in Charleston, South Carolina or at such other place as the holder of the note may designate in writing, in monthly installments of One Hundred Thirteen and 89/100----- Dollars (\$ 113.89-----), commencing on the first day of August, 1971, and 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 July, 2001.

NOW, KNOW ALL MEN, That the 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, and released, and by these presents does grant, bargain, sell, and release unto the Mortgagee, its successors and assigns, the following-described real estate situated in the County of Greenville State of South Carolina:

ALL those lots of land with the buildings and improvements thereon, situate on the South side of Dumont Avenue and on the East side of Gayle Street, near the City of Greenville, in Greenville County, South Carolina, being shown as the greater portion of Lots 40 and 41 on plat of Rockvale, Section I, made by J. Mac Richardson, Surveyor, October 25, 1958, recorded in the R.M.C. Office for Greenville County, S. C. in Plat Book QQ, Page 108, and also shown as Lot 47 on an unrecorded plat of a revision of Lots 40 thru 43 and Lots 58 thru 61, Section I, Rockvale, made by Campbell & Clarkson, Surveyors, Inc., dated September 9, 1970, and also shown on Plat of property of Louise Hart Nix made by Campbell & Clarkson Surveyors, Inc., dated May 20, 1971, recorded in Plat Book 4 K, Page 71, in the R.M.C. Office for Greenville County, S. C. and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the east side of Gayle Street at the joint corner of Lots 40 and 39 and runs thence along the line of Lot 39 N. 88-02 E. 110 feet to an iron pin; thence along the new line through Lots 40 and 41 N. 1-58 W. 150 feet to an iron pin on the South side of Dumont Avenue; thence along Dumont Avenue S. 88-02 W. 100 feet to an iron pin at the intersection of Dumont Avenue and Gayle Street; thence with the curve of said avenue and street (the chord being S. 43-02 W. 14.1 feet) to an iron pin on the east side of Gayle Street; thence along Gayle Street S. 1-58 E. 140 feet to the beginning corner.