

State of South Carolina }
County of GREENVILLE }

FILED
GREENVILLE CO. S. C.

BOOK 1217 PAGE 284

DEC 21 3 48 PM '71

OLLIE FARNSWORTH
R. H. C.

MORTGAGE OF REAL ESTATE

WHEREAS: Jimmy Dale Geyer and Eleanor Jane Geyer
OF Greenville County, S. C., hereinafter

called the mortgagor(s) is indebted to Cameron-Brown Company, a corporation organized and existing under the laws of the State 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 TWO THOUSAND EIGHT HUNDRED SIXTY-SIX AND 27/100----- (\$ 2,866.27) Dollars, together with add-on interest at the rate of six (6%) per cent per annum, until paid in full, said principal and interest being payable at the office of Cameron-Brown Company in Raleigh, North Carolina, or at such place as the holder of the note may designate in writing delivered or mailed to the mortgagor(s), in monthly installments of SIXTY-TWO AND 09/100----- (\$ 62.09) Dollars, commencing on the fifteenth day of January , 19 72 , and continuing on the fifteenth day of each month thereafter for 59 months, with a final payment of (\$ 62.09) until the principal and interest are fully paid, provided, however, that if not sooner paid the entire indebtedness shall be due and payable on the fifteenth day of December , 19 76 ; the mortgagor(s) shall have the right to prepay or anticipate payment of this debt in whole or in part at anytime, in amounts not less than the aforesaid monthly installments, and shall receive a rebate for any charged-but-unearned interest, computed in accordance with the Standard Rule of 78.

NOW, BE IT KNOWN TO ALL, that the mortgagor(s), in consideration of the aforesaid debt and sum of money, and for the purpose of securing the payment thereto to the mortgagee, and also in consideration of the further sum of Three Dollars, paid to the mortgagor(s) by the mortgagee, receipt of which is hereby acknowledged at and before the sealing and delivery of these presents, has granted, bargained, sold, assigned, and released, and by these presents do grant, bargain, sell, assign and release unto the mortgagee, its successors or assigns, the following described property, to-wit:

ALL that certain piece, parcel or lot of land in Greenville County, State of South Carolina, in Butler Township, being known and designated as Lot No. 25 of Subdivision known as McSwain Gardens, as shown by plat thereof recorded in Plat Book GG, at Page 75 in the RMC Office for Greenville County and having according to said plat the following metes and bounds, to-wit:

BEGINNING at a point on the Northeasterly side of Shannon Drive, joint front corner of Lots Nos. 24 and 25, N. 43-40 E. 170.4 feet; thence S. 46-20 E. 108.7 feet to a point on the Westerly side of Mimosa Drive, joint corner of Lots Nos. 25 and 26; thence with the Westerly side of Mimosa Drive S. 13-02 W. 64.3 feet to a point; thence continuing with the Westerly side of Mimosa Drive S. 05-30 W. 126 feet to a point; thence with curvature of intersection of Shannon Drive with Mimosa Drive (the chord of which is S. 69-57 W. 17.5 feet) to a point; thence with the Northeasterly side of Shannon Drive N. 46-20 W. 210.2 feet to the point of beginning.

This being the same property conveyed to the mortgagors herein by deed recorded in Deed Volume 931, at Page 355 in the RMC Office for Greenville County.

This mortgage is second and junior in lien to mortgage in favor of Fidelity Federal Savings and Loan Association in the original amount of \$23,500.00 recorded July 30, 1969, in REM Volume 1132, at Page 561 in the RMC Office for Greenville County.