

FILED
GREENVILLE CO. S. C.
JUN 14 10 51 AM
MORTGAGE
SOUTH CAROLINA

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

WHEREAS: HORACE RONELL SMITH, of the full age of majority and a resident of Greenville County, South Carolina:

is, hereinafter called the Mortgagor, is indebted to

CAROLINA NATIONAL MORTGAGE INVESTMENT CO., INC.

, 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 incorporated herein by reference, in the principal sum of TWELVE THOUSAND TWO HUNDRED FIFTY AND NO/100 - Dollars (\$ 12,250.00), 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. 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 EIGHTY ONE AND 59/100 - Dollars (\$ 81.59), commencing on the first day of July, 1972, 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 June, 2002.

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 GROUND, together with all the buildings and improvements thereon situated in the County of Greenville, State of South Carolina; fronting on the West side of Concord Street; being designated as a portion of Lot No. 67 on plat of Property of Edgar C. Waldrop (Plat Book "B", page 171); according to a survey and map by R. B. Bruce, Surveyor, dated 17 May 1972; said property being more particularly described as follows:

BEGINNING at a point on the West margin of Concord Street, the Southeast corner of said Lot, and running South 86 degrees 04 minutes West, One hundred ten (110.0') feet to a point; then North 3 degrees 56 minutes West, Fifty (50.0') feet to a point; then North 86 degrees 04 minutes East, One hundred ten (110.0') feet to a point on the West margin of Concord Street, the Northeast corner of said Lot; then South 3 degrees 56 minutes East, Fifty (50.0') feet, along the West margin of Concord Street, to the point of beginning.

Being the same property acquired by Horace Ronell Smith, Mortgagor herein, from James D. Graham by Deed of _____, 1972 registered in Deed Book _____, page _____, Records of R.M.C., Greenville County, South Carolina

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;