

FILED
GREENVILLE CO. S. C.

BOOK 1253 PAGE 04

OCT 13 2 38 PM '72

ELIZABETH RIDDLE
R.M.C.

State of South Carolina }
County of GREENVILLE }

MORTGAGE OF REAL ESTATE

WHEREAS: CHARLES E. GINTHER, SR. AND MARION E. GINTHER 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 THREE THOUSAND THREE HUNDRED SEVEN AND 06/100THS (\$ 3,307.06) 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 One Hundred Eight and 38/100ths (\$ 108.38) Dollars, commencing on the fifteenth day of November, 1972, and continuing on the fifteenth day of each month thereafter for thirty-five months, with a final payment of (\$ 108.38) 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 October, 1975; 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 situate, lying and being near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 112 of a subdivision known as Homestead Acres, Section II, as shown on a plat prepared by Piedmont Engineering Service, dated April 26, 1963, and recorded in the R. M. C. Office for Greenville County in Plat Book XX at page 143, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Havenhurst Drive at the joint front corner of Lots Nos. 112 and 103 and running thence N. 2-22 W. 183.2 feet to an iron pin at the joint rear corner of Lots Nos. 112 and 103; running thence S. 87-50 W. 87.0 feet to an iron pin at the joint rear corner of Lot Nos. 112 and 113; running thence S. 4-43 E. 190.4 feet to an iron pin on the northern side of Havenhurst Drive; running thence along the northern side of said Drive N. 82-45 E. 80.0 feet to an iron pin, point of beginning.

Being the same property conveyed to the mortgagors herein by deed recorded in the R. M. C. Office for Greenville County in Deed Volume 895 at page 491.

This mortgage is second and junior in lien to that certain mortgage in favor of Fidelity Federal Savings and Loan Association, in the original amount of \$18,200.00, recorded March 23, 1966, and recorded in the R. M. C. Office for Greenville County in REM Volume 1026 at page 196.