

FILED
GREENVILLE CO. S. C.

BOOK 1267 PAGE 474

FEB 21 4 12 PM '73

State of South Carolina)
County of GREENVILLE)
DANNIE S. TANKERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE

WHEREAS: MICHAEL G. CARNES AND PAMELA MARIE CARNES
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 TWO HUNDRED FIFTY AND NO/100THS----- (\$3,250.00) 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 Forty-three and 33/100ths --- (\$ 43.33) Dollars, commencing on the fifteenth day of March , 19 73 , and continuing on the fifteenth day of each month thereafter for 119 months, with a final payment of (\$ 43.73) 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 February , 19 83; 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 piece, parcel or lot of land with the buildings and improvements thereon, situate on the southwest side of Tazewell Drive, near the City of Greenville, County of Greenville, State of South Carolina, being shown as Lot No. 47, Section 2, on final plat of RICHMOND HILLS, recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book JJJ at page 81, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwest side of Tazewell Drive at the joint front corner of Lots Nos. 46 and 47 and runs thence along the line of Lots Nos. 46 S. 54-37 W. 190 feet to an iron pin; thence S. 35-23 E. 90 feet to an iron pin; thence along the line of Lot No. 48 N. 54-37 E. 190 feet to an iron pin on the southwest side of Tazewell Drive; thence N. 35-23 W. 90 feet to the beginning corner.

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 \$17,100.00, recorded in the R. M. C. Office for Greenville County, South Carolina, in REM Volume 1084 at page 637.