

JAN 14 9 10 AM '74

SOUTH CAROLINA  
FHA FORM NO. 1 S. TANKERSLEY  
(Rev. March 1971) R.M.C.

## MORTGAGE

BOOK 1299 PAGE 565

This form is used in connection  
with mortgages insured under the  
one- to four-family provisions of  
the National Housing Act.STATE OF SOUTH CAROLINA, }  
COUNTY OF GREENVILLE } ss:

TO ALL WHOM THESE PRESENTS MAY CONCERN: THOMAS C. BROWN AND JOHNNIE B. BROWN

Greenville County

, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto Wachovia Mortgage Company

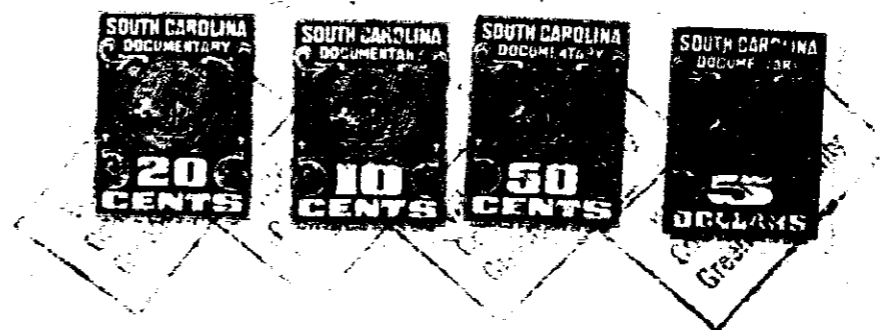
organized and existing under the laws of North Carolina, a corporation  
hereinafter called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of Fourteen Thousand Five Hundred and No/100--  
-----Dollars (\$ 14,500.00 ), with interest from date at the rate  
of eight and one-half-----per centum ( 8½ % ) per annum until paid, said principal  
and interest being payable at the office of Wachovia Mortgage Company, P. O. Box 3174  
in Winston Salem, North Carolina

or at such other place as the holder of the note may designate in writing, in monthly installments of One Hundred  
Eleven and 51/100-----Dollars (\$ 111.47 ),  
commencing on the first day of March , 1974 , 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 February , 2004.

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 Mort-  
gagor 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 that lot of land situate on the northern side of Sharon Drive in the County of  
Greenville, State of South Carolina, being shown and designated as Lot No. 45 on a plat  
of SHARON PARK Subdivision, made by C. C. Jones and Associates, Engineers, dated  
April, 1955, and recorded in the RMC Office for Greenville County in Plat Book EE  
at Page 130 and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the northern side of Sharon Drive at the joint front corners  
of Lots 44 and 45 and running thence N.04-39 E. 150 feet to an iron pin; thence S.85-21 E.  
90 feet to an iron pin; thence along the line of Lot No. 46, S.04-39 W. 150 feet to an  
iron pin on the northern side of Sharon Drive; thence along the northern side of Sharon  
Drive, N.85-21 W. 90 feet to an iron pin, the beginning corner.



Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in  
any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom,  
and including all heating, plumbing, and lighting fixtures and equipment now or hereafter attached to or used in  
connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns  
forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple ab-  
solute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the premises  
are free and clear of all liens and encumbrances whatsoever. The Mortgagor further covenants to warrant and for-  
ever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagor and all per-  
sons whomsoever lawfully claiming the same or any part thereof.

The Mortgagor covenants and agrees as follows:

1. That he will promptly pay the principal of and interest on the indebtedness evidenced by the said note, at  
the times and in the manner therein provided. Privilege is reserved to pay the debt in whole, or in an amount equal  
to one or more monthly payments on the principal that are next due on the note, on the first day of any month prior  
to maturity; provided, however, that written notice of an intention to exercise such privilege is given at least thirty  
(30) days prior to repayment; and, provided, further, that in the event the debt is paid in full prior to maturity and