

# MORTGAGE

STATE OF SOUTH CAROLINA, }  
COUNTY OF GREENVILLE } ss:

WHEREAS: Lee Otis Crooks and Mary R. Crooks

2 Coleman Court, Greenville, S.C. , hereinafter called the Mortgagor, is indebted to

Cameron-Brown Company , a corporation  
organized and existing under the laws of North Carolina , hereinafter  
called Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incor-  
porated herein by reference, in the principal sum of Nineteen Thousand Nine Hundred Fifty and  
No/100----- Dollars (\$ 19,950.00-- ), with interest from date at the rate of  
eight and one-fourth per centum (8 1/4%) per annum until paid, said principal and interest being payable  
at the office of Cameron-Brown Company  
in Raleigh, North 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 One Hundred Fifty  
and 02/100----- Dollars (\$ 150.02-----), commencing on the first day of  
June , 1974 , 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 May , 2004 .

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 piece, parcel or lot of land situate, lying and being in the County of Greenville,  
State of South Carolina, being shown as Lot No. 18 on plat of Paris Mountain Gardens  
as recorded in the RMC Office for Greenville County, South Carolina, in Plat Book EE  
at Page 07, and fronting on Coleman Court.

Should the Veterans Administration fail or refuse to issue its guaranty of the loan secured  
by this instrument under the provisions of the Servicemen's Readjustment Act of 1944, as  
amended, within sixty days from the date the loan would normally become eligible for  
such guaranty, the Mortgagee, may, at its option, declare all sums secured hereby  
immediately due and payable.



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;

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