

SOUTH CAROLINA  
FHA FORM NO. 2175M  
Rev. September 1972

FILED  
GREENVILLE CO  
**MORTGAGE**

1342 635

This instrument is not in connection with a mortgage insured under the National Housing Act.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

JUN 26 1 03 PM '75  
DONNIE S. TANKERSLEY  
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN: BELTON PYLES and LOUISE L. PYLES

Greenville, South Carolina

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

WHEREAS, the Mortgagor is well and truly indebted unto CAMERON-BROWN COMPANY, 4300 Six Forks Road, Raleigh, North Carolina,

a corporation organized and existing under the laws of North Carolina, 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, Fifty and No/100 ----- Dollars (\$ 14,050.00 ), with interest from date at the rate of eight and one-half per centum ( 8-1/2 %) 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, in monthly installments of One Hundred Eight and 04/100 ----- Dollars (\$ 108.04 ), commencing on the first day of August 19 75 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 July 2005

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 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, 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 piece, parcel or lot of land, together with all buildings and improvements thereon, situate, lying and being on the southeastern side of Crystal Avenue, in the City of Greenville, Greenville Township, County of Greenville, South Carolina, being shown and designated as Lots Nos. 57, 58 and the western one-half of Lot No. 59 on a plat of AUGUSTA TERRACE made by Dalton & Neves, dated March 1930 and recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book G, page 265, and having according to a more recent plat entitled, "Property of Belton Pyles and Louise L. Pyles made by James R. Freeland, RLS, dated June 24, 1975, and recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book 5M, page 80, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Crystal Avenue at the joint front corner of Lots Nos. 56 and 57, and running thence along the southeastern side of Crystal Avenue, N. 60-42 E., 62.5 feet to an iron pin; thence along a line through Lot No. 59, S. 29-18 E., 200.0 feet to an iron pin in the rear line of Lot No. 59; thence S. 60-42 W., 62.5 feet to an iron pin at the joint rear corner of Lots Nos. 56 and 57; thence along the common line of said lots, N. 29-18 E., 200.0 feet to an iron pin on the southeastern side of Crystal Avenue, the point of BEGINNING.

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 absolute, 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 forever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagor and all persons 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 prepayment.

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