

MORTGAGE

Cameron-Brown Company
4300 Six Forks Rd.
Raleigh, North Carolina

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

WHEREAS: JAMES O. REEDER AND CAROLYN A. REEDER

Greenville County, South Carolina, 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 incorporated herein by reference, in the principal sum of EIGHTEEN THOUSAND NINE HUNDRED FIFTY AND NO/100 ----- Dollars (\$ 18,950.00), with interest from date at the rate of EIGHT ----- per centum (8 %) 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 THIRTY NINE AND 10/100----- Dollars (\$ 139.10), commencing on the first day of March, 19 77, 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 February, 2007.

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, in the City of Greenville, State of South Carolina; on the south side of Waverly Court, known and designated as Lot No. 19, on plat of Augusta Heights, plat of which is recorded in the RMC Office for Greenville County in Plat Book K at page 88 and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the southeastern side of Waverly Court at the joint front corner of Lots No. 19 and 20, which point is 480 feet, more or less, in a southwestern direction from the intersection of Waverly Court and Tyler Street, and running thence with the joint line of Lots No. 19 and 20, S. 26-38 E., 168 feet to an iron pin; thence S. 62-20 W., 60 feet to an iron pin at the joint rear corner of Lots 18 and 19; thence with the joint line of Lots 18 and 19, N. 26-38 W., 145 feet to an iron pin on the southeastern side of Waverly Court; thence with Waverly Court, N. 42-0 E., 64.6 feet to the point of beginning.

This is the same property conveyed to the mortgagors by Deed of Leroy Calvin Johnson and Kary B. Johnson, recorded in the RMC Office for Greenville County, dated January 20, 1977.

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;