

NCNB Loan No. 12092671

Mortgagee's address:  
P.O. Box 10338  
Charlotte, N.C. 28237  
STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE }

# MORTGAGE

WHEREAS: JAMES BRIAN GRAVES AND SUSAN W. GRAVES

Greenville County, South Carolina, hereinafter called the Mortgagor, is indebted to  
NCNB MORTGAGE SOUTH, INC.

, a corporation  
organized and existing under the laws of South 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 THIRTY ONE THOUSAND FIVE HUNDRED AND  
NO/100----- Dollars (\$ 31,500.00 ), with interest from date at the rate of  
EIGHT & ONE/HALF per centum (8 1/2 %) per annum until paid, said principal and interest being payable  
at the office of NCNB MORTGAGE CORPORATION  
in Charlotte, 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 TWO HUNDRED FORTY  
TWO AND 24/100----- Dollars (\$ 242.24 ), commencing on the first day of  
January, 19 78, 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 December, 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, City of Greenville  
State of South Carolina; on the northwestern side of West Prentiss Avenue and  
on the northeastern side of Ladson Street, being shown as Lot No. 10,  
Block E, on plat of "Property of O. P. Mills", dated May 1914, prepared  
by H. Olin Jones, recorded in Plat Book C at page 176 in the RMC Office  
for Greenville County and having, according to said plat, the following  
metes and bounds, to wit:

BEGINNING at an iron pin on the northwestern side of W. Prentiss Avenue  
at the joint front corner of Lot No. 8 and Lot No. 10 and running thence  
with Lot No. 8, N. 44-33 W., 180 feet to an iron pin at the joint rear  
corner of Lot No. 8 and Lot No. 10; thence with an alley, S. 45-27 W.,  
65 feet to an iron pin on Ladson Street; thence with said Street, S.  
44-33 E., 180 feet to an iron pin at the northeastern corner of the  
intersection of Ladson Street and W. Prentiss Avenue; thence with said  
Avenue, N. 45-27 E., 65 feet to the point of beginning.

This is the same property conveyed to the mortgagors by Deed of Butler  
Bowen Mullins and Grier Gowen Mullins to be recorded herewith.

Should the Veterans Administration fail or refuse to issue its guaranty of  
the loan secured by this instrument under the provisions of the Service-  
men's Readjustment Act of 1944, as amended, within sixty days from the  
date of 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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