

ADDRESS OF MORTGAGEE:
P. O. Box 168
Columbia, S.C. 29202

MORTGAGE

1488 54
This instrument is subject to the provisions of the National Housing Act.

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

FILED
CO. S. C.
No. 19 4 50 PM '79
DCHN

TO ALL WHOM THESE PRESENTS MAY CONCERN, Fannie Mae Rosemond

Greenville, South Carolina

hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto The South Carolina National Bank

a corporation

organized and existing under the laws of the United States of America, 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

Thirty-One Thousand Six Hundred and No/100----- Dollars (\$ 31,600.00)

with interest from date at the rate of eleven and one half per centum (11 1/2 %) per annum until paid, said principal and interest being payable at the office of The South Carolina National Bank in Columbia, South Carolina

or at such other place as the holder of the note may designate in writing, in monthly installments of Three Hundred Thirteen and 16/100 ----- Dollars (\$ 313.16)

commencing on the first day of January 19 80, 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 December, 2009

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 certain piece, parcel, or lot of land, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina and being known and designated as a portion of Lot No. 12, Section B, Glenn Farms, the plat of which said subdivision is recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book N, at Page 75, and according to a recent survey prepared of said property by Carolina Surveying Company, January 26, 1979, having the following courses and distances, to-wit:

BEGINNING at a point on the edge of Glenn Road, joint front corner of property now or formerly belonging to Willie Durham and running thence with the Durham line, S. 36-05 E. 95.5 feet to an iron pin; thence, continuing with the Durham line, S. 47-20 E. 192.2 feet to an iron pin; thence, S. 44-44 W. 73.5 feet to an iron pin in the line of property now or formerly belonging to W.W. Wilkins; thence running with the common line or property belonging to W.W. Wilkins and Choice, N. 39-40 W. 307.4 feet to a point on Glenn Road; thence running with the edge of said Road, N. 61-30 E. 54 feet to an iron pin on the edge of said Road, the point of Beginning.

The within property is the identical property conveyed to the Mortgagor herein by deed of Lumus Durham, dated July 21, 1971, and which said deed is recorded in the R.M.C. Office for Greenville County, South Carolina in Deed Book 921, at Page 59.

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 an interest on the indebtedness evidenced by the said note, at the times and in the manner herein 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 intention to exercise such privilege is given at least thirty (30) days prior to prepayment.

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