

This form is used in connection with mortgages insured under the one- to four-family provisions of the National Housing Act.

STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE }

BOOK 1489 PAGE 703

TO ALL WHOM THESE PRESENTS MAY CONCERN:

JAMES L. GUTHRIE AND CAROLYN GUTHRIE

Greenville County, South Carolina

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

WHEREAS, the Mortgagor is well and truly indebted unto

THE KISSELL COMPANY

, a corporation  
organized and existing under the laws of the state of Ohio, 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 **Twenty-eight Thousand Three Hundred and no/100-----**  
-----Dollars (\$ 28,300.00 )

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 Kissell Company, 30 Warder**  
**Street** in **Springfield, Ohio 45501**  
or at such other place as the holder of the note may designate in writing, in monthly installments of **Two Hundred Eighty**  
**and 45/100-----** Dollars (\$ **280.45** ),  
commencing on the first day of **January**, 1980, and on the first day of each month thereafter until the prin-  
cipal 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, bar-  
gained, 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 those pieces, parcels or lots of land with all buildings and improvements  
thereon, situate, lying and being on the southeastern corner of the inter-  
section of U. S. Highway No. 276 known as Geer Highway and Vanoy Circle in  
Cleveland Township, near Marietta in Greenville County, South Carolina being  
known and designated as Lots Nos. 37 and 38 as shwon on a plat entitled  
BEATTIE HEIGHTS, SECTION I, made by Terry T. Dill dated March 30, 1959, re-  
corded in the R.M.C. Office for Greenville County, South Carolina in Plat  
Book MM at Page 117, and having according to a more recent survey thereof  
entitled PROPERTY OF JAMES L. GUTHRIE AND CAROLYN GUTHRIE made by Freeland  
& Associates dated November 26, 1979, recorded in the R.M.C. Office for  
Greenville County, South Carolina in Plat Book 7-8 at Page 5-2, the  
following metes and bounds, to-wit:

BEGINNING at an iron pin at the southeastern corner of the intersection of  
U. S. Highway No. 276 known as Geer Highway and Vanoy Circle and running  
thence along the southern side of the Geer Highway, S. 58-23 E. 50 feet  
to an iron pin at the joint front corner of lots nos. 37 and 38; thence  
continuing along the southern side of the Geer Highway, S. 61-08 E. 100  
feet to an iron pin at the joint front corner of lots nos. 36 and 37; thence  
along the common line of said lots, S. 28-43 W. 230.3 feet to an iron pin in  
the rear line of lot no. 32; thence along the common line of lots nos. 32 and  
37, N. 78-57 W. 30.8 feet to an iron pin; thence along the common line of lots  
nos. 31, 37 and 38, N. 51-20 W. 160.7 feet to an iron pin on the eastern side

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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 encum-  
brances 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 an intention to exercise such privilege is given at least thirty (30) days prior to prepayment.

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