

VA Form 26-6338 (Home Loan)
Revised September 1975. Use Optional
Section 1-10, Title 38 U.S.C. Accept-
able to Federal National Mortgage
Association.

NOV 30 11 05 AM '79
DONNIE STANKERSLEY
R.M.C.

MORTGAGE

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

WHEREAS: Alan Michael Dubnick and Debra T. Dubnick

Greenville, South Carolina, hereinafter called the Mortgagor, is indebted to

Aiken-Speir, Incorporated, 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 incorporated herein by reference, in the principal sum of Forty-Three Thousand Five Hundred and No/100-----Dollars (\$ 43,500.00), 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 Aiken-Speir, Incorporated in Florence, South 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 Three Hundred Nineteen and 19/100-----Dollars (\$ 319.19), commencing on the first day of January, 1980, 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, 2009.

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, State of South Carolina;

ALL that piece, parcel, or lot of land lying and being situate in Grove Township, State of South Carolina, County of Greenville, near the Town of Piedmont, being known as Lot No. 66 of CHESTERFIELD ESTATES III and shown on plat entitled "Property of Alan M. Dubnick and Debra T. Dubnick" which is recorded in Plat Book 75 at Page 59, in the RMC Office for Greenville County, S.C., and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southwestern side of Charlwood Avenue, said pin being approximately 25 feet from the intersection of Cadbury Lane and Charlwood Avenue, running thence N. 59-04 W. 80.0 feet to an iron pin; thence N. 30-56 E. 164.0 feet to an iron pin; thence S. 59-04 E. 80.0 feet to an iron pin; thence S. 30-56 W. 164.0 feet to an iron pin, the point of beginning.

THIS being the same property conveyed to the mortgagors herein by deed of Westminister Company as recorded in Deed Book 1114 at Page 629 in the RMC Office for Greenville County, S.C., on November 30, 1979.

IMPORTANT NOTICE: Should the Veterans Administration fail or refuse to issue its guaranty in the full amount committed upon by the Veterans Administration under the provisions of the Servicemen's Readjustment Act of 1944, as amended, within sixty days from the date this loan would normally become eligible for such guaranty, the holder may declare the indebtedness hereby secured at once due and payable and may foreclose immediately or may exercise any other rights hereunder or take any further action as by law provided.

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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