

Mortgagee's Address: P. O. Box 10636, Charleston, S. C. 29411

MORTGAGE

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

BOOK 1504 PAGE 238

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE } ss:

REC'D PH '80
W. C. ASLEY

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Joseph B. Fulmer, Jr. and Cynthia S. Fulmer
Mauldin, South Carolina

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

WHEREAS, the Mortgagor is well and truly indebted unto CAROLINA NATIONAL MORTGAGE INVESTMENT CO., INC.,
Charleston, S. C.,

a corporation
organized and existing under the laws of South Carolina, 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 Nine Thousand Two Hundred and No/100
Dollars (\$ 39,200.00),

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 CAROLINA NATIONAL MORTGAGE INVESTMENT
CO., INC., P. O. Box 10636 in Charleston, S. C., 29411
or at such other place as the holder of the note may designate in writing, in monthly installments of Three Hundred Eighty
Eight and 20/100 Dollars (\$ 388.20)
commencing on the first day of July, 19 80, 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 June, 2010.

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 that piece, parcel or lot of land lying, being and situate in the County of Greenville,
State of South Carolina, being shown and designated as Lot 43 and part of Lot 159 of
Section 3, MONTCLAIRE, on a plat entitled "Property of Joseph B. Fulmer, Jr. and Cynthia
S. Fulmer" dated May 23, 1980, prepared by Carolina Surveying Co., which plat is recorded
in the RMC Office for Greenville County in Plat Book 8-B, at Page 29, and having,
according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point in the edge of Montclair Road, said point being the joint front
corner with Lot 42 and running thence along the edge of said Road N. 29-18 E. 157.53
feet to a point; thence N. 82-26 E. 30.1 feet to a point in the edge of Belford Road;
thence along the edge of Belford Road S. 44-27 E. 115.7 feet; thence S. 23-38 W. 188.6
feet to a point; thence N. 44-27 W. 160 feet to the point of beginning.

This being the same property conveyed to the Mortgagors herein by deed of David M.
Lefler and Jean C. Lefler dated May 30, 1980 and to be recorded of even date herewith.

RECORDED IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF THE STATE OF SOUTH CAROLINA
IN THE COUNTY OF GREENVILLE
DOCUMENTARY
MAY 30 1980
1504

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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