

VA Form 26-4338 (Home Loan)
Revised September 1975. Use Optional.
Section 1810, Title 38 U.S.C. Acceptable to Federal National Mortgage Association.

SOUTH CAROLINA

RECORDED
10 05 AM
R.M.C. OFFICE
GREENVILLE, S.C.

MORTGAGE

STATE OF SOUTH CAROLINA, } CBC # 188665
COUNTY OF GREENVILLE } ss: VA Loan No. LH 182524 SC

WHEREAS: William Craig McKinzie and Diane B. McKinzie

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

Cameron-Brown Company, a corporation organized and existing under the laws of State of North 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 SIXTY-THREE THOUSAND and 00/100----- Dollars (\$ 63,000.00), with interest from date at the rate of eleven & one-half per centum (11 1/2%) per annum until paid, said principal and interest being payable at the office of Cameron-Brown Company, 4300 Six Forks Road in Raleigh, NC 27609, 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 SIX HUNDRED TWENTY-THREE and 89/100-----Dollars (\$ 623.89), commencing on the first day of August, 19 80, 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 July, 2010.

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 certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the southerly side of Indian Circle, being known and designated as a portion of Lot 6 on plat of SEVEN OAKS, as recorded in the R.M.C. Office for Greenville County, S.C., in Plat Book 4-R at page 6 and having according to a more recent survey entitled "Revised Plat, Lots 6 and 7, Seven Oaks" as recorded in the R.M.C. Office for Greenville County, S.C., in Plat Book 4-U at page 110, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southerly side of Indian Circle, said pin being the joint front corner of Lots 5 and 6 and running thence with the southerly side of Indian Circle, N. 48-57 E. 68.9 feet to an iron pin, joint front corner of Lots 6 and 7; thence with the common line of said lots, S. 57-03 E. 176 feet to an iron pin; thence S. 14-55 E. 52 feet to an iron pin; thence S. 74-52 W. 152.8 feet to an iron pin, joint rear corner of Lots 5 and 6; thence with the common line of said lots, N. 25-03 W. 155 feet to an iron pin, the point of beginning.

THIS is the same property conveyed to the mortgagors by Larry T. Nix and Katherine L. Nix by deed of even date herewith to be recorded.

STATE OF SOUTH CAROLINA
RECORDS AND DEEDS DIVISION
DOCUMENTARY STAMP
325 20

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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Should the Veterans Administration fail or refuse to issue its guaranty of the loan secured by this instrument under the provisions of the Servicemen's Readjustment Act of 1944, as amended within sixty days from the date the loan would normally become eligible for such guaranty, the Mortgagee may, at its option, declare all sums due on the debt immediately due and payable.

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