

VA Form 28-4133 (Home Loan)  
Revised September 1975. Use Optional.  
Section 1510, Title 38 U.S.C. Acceptable to Federal National Mortgage Association.

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5 FEB  
S. C.  
11 20 AM '82  
W. W. SLEY

MORTGAGE

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

WHEREAS: We, GEORGE EDWIN GROOMS and DONNA J. GROOMS

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

THE SOUTH CAROLINA NATIONAL BANK, a corporation organized and existing under the laws of THE UNITED STATES OF AMERICA, 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 TWO THOUSAND, NINE HUNDRED AND NO/100----- Dollars (\$ 42,900.00 ), with interest from date at the rate of Fifteen & one-half per centum (15.5%) per annum until paid, said principal and interest being payable at the office of The South Carolina National Bank, 101 Greystone Boulevard in Columbia, South Carolina, 29226, 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 Five Hundred and Eighty and 81/100----- Dollars (\$ 580.81 ), commencing on the first day of May, 19 82, 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 April, 2002

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 State of South Carolina;

ALL that certain piece, parcel or lot of land, situate, lying and being in the State of South Carolina, County of Greenville, being shown and designated as Lot 5 on plat of Longforest Acres, recorded in the R.M.C. Office for Greenville County in Plat Book JJJ, at Page 79, and having, according to a more recent survey prepared by Free-land and Associates, dated March 26, 1982 entitled "Property of George Edwin Grooms and Donna J. Grooms, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Delta Drive, joint front corner of Lts. 5 and 6 and continuing with said Delta Drive, N. 71-56 E. 13.0 feet to an iron pin; thence along the southern side of Delta Drive N. 58-20 E. 77.4 feet to an iron pin, joint front corner of Lts. 4 and 5; thence with the line of Lot 4, S. 38-27 E. 171.0 feet to an iron pin; thence S. 65-01 W. 148.5 feet to an iron pin, joint rear corner of Lts. 5 and 6; thence with Lot 6, N. 18-04 W. 160.0 feet to an iron pin, the point of BEGINNING.

This is the same property conveyed to the mortgagors herein by deed of Horace W. Jones, dated March 31, 1982, and recorded simultaneously herewith.

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 secured hereby immediately due and payable.

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:

DATE ----- 2 AP 1 82 233

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STATE OF SOUTH CAROLINA  
DOCUMENTARY STAMP  
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