

RE-RECORD

S. C.

PH '82

LESLEY

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SOUTH CAROLINA

S. C.

MU '82

LESLEY

VA Form 26-5338 (Home Loan)
Revised September 1975. Use Optional.
Section 1510, Title 38 U.S.C. Acceptable to Federal National Mortgage Association.

MORTGAGE

WITH DEFERRED INTEREST AND INCREASING MONTHLY INSTALLMENTS

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

WHEREAS: Fred Phillip Smith and Martha E. Smith

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

, a corporation organized and existing under the laws of the State of Florida, 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 Thirty Thousand Nine Hundred and No/100----- Dollars (\$30,900.00), with interest from date at the rate of fifteen and one-half per centum (15.5%) per annum until paid, said principal and interest being payable at the office of Charter Mortgage Company, P. O. Box 2259 in Jacksonville, Florida 32232, or at such other place as the holder of the note may designate in writing delivered or mailed to the Mortgagor, in monthly installments ~~as~~ ACCORDING TO SCHEDULE ATTACHED TO SAID NOTE Dollars (\$) commencing on the first day of July, 1982, 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 June, 2012. **DEFERRAL OF INTEREST MAY INCREASE THE PRINCIPAL BALANCE TO \$34,438.82. *6.7.82 M.E.S. Z.P.S.*

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 situate, lying and being in the County of Greenville, State of South Carolina, on the southeastern side of Konnarock Circle, and being known and designated as Lot No. 6 on plat of RICHMOND HILLS, Section 5, recorded in the RMC Office for Greenville County in Plat Book WWW at Page 38 and having such metes and bounds as shown thereon, reference to said plat being made for a more complete description.

THIS is the same property as that conveyed to the Mortgagors herein by deed from Larry N. Lesley recorded in the RMC Office for Greenville County of even date herewith.

THE mailing address of the Mortgagee herein is P. O. Box 2259, Jacksonville, Florida 32232.

"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

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