

SOUTH CAROLINA  
FHA FORM NO. 2175M  
(Rev. September 1976)

FILED  
OR **MORTGAGE**

APR 20 12 25 PM '79

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

STATE OF SOUTH CAROLINA, }  
COUNTY OF GREENVILLE } ss: DONNIE S. TANKERSLEY  
R.M.C.

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TO ALL WHOM THESE PRESENTS MAY CONCERN: we, McIlwain Ross and Elizabeth B. Ross,  
Greenville, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto Aiken-Speir, Inc.

, 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 in-  
corporated herein by reference, in the principal sum of **Twenty-Eight Thousand Five Hundred and**  
**No/100**----- Dollars (\$ 28,500.00 ), with interest from date at the rate  
of **Nine and One-Half** per centum ( **9 1/2** %) per annum until paid, said principal  
and interest being payable at the office of **Aiken-Speir, Inc.**  
in **Florence, South Carolina**

or at such other place as the holder of the note may designate in writing, in monthly installments of **Two**  
**Hundred Thirty-Nine and 69/100**----- Dollars (\$239.69 ).  
commencing on the first day of **June**, 19**79**, and 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 **May, 2009**.

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 Mort-  
gagor 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, 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 situate, lying and being on  
the **Southern** side of **Redwood Drive**, near the City of **Greenville**, County of **Greenville**,  
State of **South Carolina**, being known and designated as **Lot No. 4** as shown on a plat  
prepared by **Dalton & Neves**, dated **December, 1953**, entitled "**Subdivision No. 1**  
**Property of W. H. Hendrix**", recorded in the **R. M. C. Office for Greenville County**,  
**South Carolina**, in **Plat Book HH**, at **Page 31**, and having according to said plat,  
and also according to a more recent plat prepared by **Piedmont Engineering Service**,  
dated **October 22, 1958**, entitled "**Property of Jack Andrew McClure**", the following  
metes and bounds:

**BEGINNING** at an iron pin on the **Southern** side of **Redwood Drive** at the joint front  
corner of **Lots Nos. 4 and 5**, and running thence with the line of **Lot No. 5**, **S. 3-30 E.**  
**195 feet** to an iron pin; thence **N. 86-30 E. 80 feet** to an iron pin at the joint rear corner  
of **Lots Nos. 3 and 4**; thence with the line of **Lot No. 3**, **N. 3-30 W. 195 feet** to an iron  
pin on the **Southern** side of **Redwood Drive**; thence with the **Southern** side of **Redwood Dr.**,  
**S. 86-30 W. 80 feet** to the point of beginning.

**THIS** being the same property conveyed to the Mortgagors herein by deed dated  
**April 20, 1979**, recorded in the **R. M. C. Office for Greenville County** in **Deed Book**  
1100, at **Page 920**, on **April 20, 1979**.

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 ab-  
solute, 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 encumbrances whatsoever. The Mortgagor further covenants to warrant and for-  
ever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagor and all per-  
sons 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 and interest on the indebtedness evidenced by the said note, at  
the times and in the manner therein 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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