

1584 823

Mortgagee's address:
P.O. Box 10636
Charleston, S.C. 29414

MORTGAGE
FILED
REC 8 12 10 PM '82
S.C.
DONNIE W. BERSLEY
R.M.C.

This form is used in connection with mortgages insured under the National Housing Act.

STATE OF SOUTH CAROLINA,)
COUNTY OF GREENVILLE)
TO ALL WHOM THESE PRESENTS MAY CONCERN: JIMMY R. RANDALL AND JOANNE J. RANDALL

Greenville County, S.C. hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto
Carolina National Mortgage Investment Co., Inc.
organized and existing under the laws of the State of South Carolina
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 **Sixty Seven Thousand Five Hundred and no/100ths**
Dollars (\$ **67,500.00**),

with interest from date at the rate of **Twelve and One-Half** per centum (**12.50** %)
per annum until paid, said principal and interest being payable at the office of **Carolina National Mortgage Investment Co., Inc.** in **Charleston, South Carolina**
or at such other place as the holder of the note may designate in writing, in monthly installments of
Seven Hundred Twenty and 40/100ths Dollars (\$ **720.40**)
commencing on the first day of **January**, 1983, 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 **December, 2012.**

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, 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 State of South Carolina:

ALL that certain piece, parcel or tract of land, together with the improvements thereon, situate, lying and being on the western side of Farrington Drive, in the County of Greenville, State of South Carolina, being shown as a tract containing 1.86 acres on a plat of the property of Jimmy R. Randall, dated September 3, 1982, prepared by Jeffery M. Plumblee, Inc., recorded in Plat Book 9A at Page 83 in the Office of the RMC for Greenville County and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Farrington Drive, at the corner of other property of Mortgagor and running thence N 66-29 W 202.5 feet to an iron pin; thence N 8-40 W 284.7 feet to an iron pin; thence N 56-51 E 109.7 feet to an iron pin; thence S 87-00 E 144.1 feet to an iron pin on the western side of Farrington Drive; thence with said Drive S 3-43 E 159.9 feet to an iron pin; thence still with said Drive S 2-29 W 210 feet to an iron pin; thence still with said Drive S 10-45 W 46.2 feet to the point of beginning.

This is the same property conveyed to the Mortgagors by deed of J. Fletcher Lowe, et al, recorded November 11, 1980 in Deed Book 1137 at Page 123, Office of the RMC for Greenville County.

DOCUMENTARY STAMP 2700

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 encumbrances 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.