

FILED
GREENVILLE CO. S. C.

FORM 1247 PAGE 349

ELIZABETH WIDDLE
SOUTH CAROLINA
FHA FORM NO. 2175m
(Rev. March 1971)

MORTGAGE

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 } 887

TO ALL WHOM THESE PRESENTS MAY CONCERN: Young Bolden and Emma H. Bolden

Greenville County

of hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto

Carolina National Mortgage Investment Co., Inc.

a corporation organized and existing under the laws of The State of South Carolina hereinafter 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 Sixteen Thousand Seven Hundred Fifty and No/100----- Dollars (\$ 16,750.00) with interest from date at the rate of Seven per centum (7) 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 One Hundred Eleven and 56/100----- Dollars (\$ 111.56) commencing on the first day of October 19 72 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 September, 2002

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 Greenville State of South Carolina on the southern side of Milton Drive, being known and designated as Lot No. 63, as shown on a Plat of Sylvan Hills, recorded in the R. M. C. Office for Greenville County, in Plat Book "S", at Page 103. Said lot fronts 70 feet on the southern side of Milton Drive, runs back in parallel lines to a depth of 150 feet, and is 70 feet across the rear.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and all of the rents, issues, and profits, which may arise or be had thereon, and including all heating, plumbing, and lighting fixtures, and equipment now or hereafter attached to, and 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, and that he has good right and lawful authority to sell, convey, and otherwise dispose of the same, and that the same are free and clear of all liens and encumbrances whatsoever. The Mortgagor covenants to defend, maintain, and pay over to the Mortgagee all and singular the premises unto the Mortgagee forever, to the use of the Mortgagee, against all claims, demands, or suits, whatsoever 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 promissory 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, and, provided, further, that in the event the debt is paid in full prior to maturity, or

This Mortgage Assigned to: Federal National Mortgage

By: Carolina Nat'l Mortgage Investment Co. Inc.

on 23rd day of October, 19 72, Assignment recorded

in Vol. 1255 of R. E. Mortgages on Page 165

27th of Oct, 19 72, # 12720