

MORTGAGE

State of South Carolina,
County of GREENVILLE

To All Whom These Presents May Concern

William C. Carlin and Carmella M. Carlin

hereinafter spoken of as the Mortgagor send greeting.

Whereas William C. Carlin and Carmella M. Carlin
North Carolina National Bank
is justly indebted to ~~XXXXXX~~, a corporation organized and existing under the laws of the
United States
~~State of South Carolina~~ hereinafter spoken of as the Mortgagee, in the sum of Thirty-nine Thousand
Five Hundred Fifty and No/100 Dollars

(\$ 39,550.00), lawful money of the United States which shall be legal tender in payment of all
debts and dues, public and private, at the time of payment, secured to be paid by that one certain note
or obligation, bearing even date herewith, conditioned for payment at the principal office of the said
C. Douglas Wilson & Co., in the City of Greenville, S. C., or at such other place either within or without
the State of South Carolina, as the owner of this obligation may from time to time designate, of the sum of
Thirty-nine Thousand Five Hundred Fifty and No/100 Dollars (\$ 39,550.00)

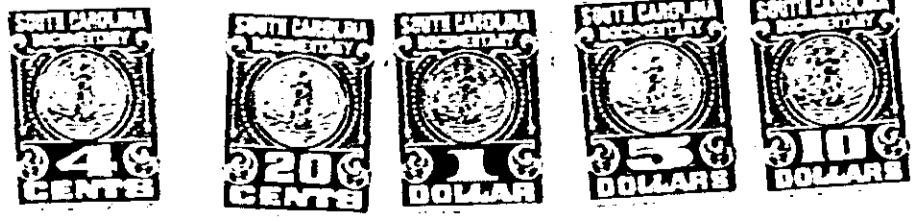
with interest thereon from the date hereof at the rate of 8.8 per centum per annum, said interest
to be paid on the 1st day of March 1975 and thereafter said interest
and principal sum to be paid in installments as follows: Beginning on the 1st day
of March 1975, and on the 1st day of each month thereafter the
sum of \$ 312.56 to be applied on the interest and principal of said note, said payments to continue
up to and including the 1st day of January, 2005, and the balance
of said principal sum to be due and payable on the 1st day of February, 2005, and the balance
the aforesaid monthly payments of \$ 312.56 each are to be applied first to interest at the rate
of 8.8 per centum per annum on the principal sum of \$ 39,550.00 or so much thereof as shall
from time to time remain unpaid and the balance of each monthly payment shall be applied on account
of principal. Said principal and interest to be paid at the par of exchange and net to the obligee, it being
thereby expressly agreed that the whole of the said principal sum shall become due after default in the pay-
ment of interest, taxes, assessments, water rate or insurance as hereinafter provided.

Now, Know All Men, that the said Mortgagor in consideration of the said debt and sum of money
mentioned in the condition of the said note and for the better securing the payment of the said sum of
money mentioned in the condition of the said note with the interest thereon, and also for and in considera-
tion of the sum of One Dollar in hand paid by the said Mortgagee, the receipt whereof is hereby acknowl-
edged, has granted, bargained, sold, conveyed and released and by these presents does grant, bargain, sell,
convey and release unto the said Mortgagee and to its successors, legal representatives and assigns, for-
ever, all that parcel, piece or lot of land with the buildings and improvements thereon, situate, lying and
being on the northwesterly side of Crepe Myrtle Drive, in the City of Mauldin,
S. C., being known and designated as Lot No. 123 on plat of Forrester Woods,
Section II as recorded in the RMC Office for Greenville County, S. C., in Plat
Book 4X, page 64.

Also included herein is all wall to wall carpeting installed in said premises,
it being the intention of the parties hereto that said carpeting shall constitute
a part of the real estate.

The mortgagor covenants to pay the premiums for mortgage loan insurance obtained
as they become due and payable. In the event such premiums are payable annually,
one-twelfth of such annual premium shall be paid with tax and insurance deposits
and all of the covenants of the paragraph for such escrow deposits shall be applicable
to the mortgage loan insurance premiums. In the event mortgagors fail to pay such
premiums, or make such deposits, the mortgagee may make such advances therefor; such
advances shall be due and payable on demand and shall be secured hereby. Failure
to reimburse mortgagee for such advances shall, at the option of the mortgagee, con-
stitute a default and shall accelerate the indebtedness secured hereby.

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