

GREENVILLE CO. S. C.

JUL 23 11 34 AM '71

BOOK 1200 PAGE 502

OLLIE FARNSWORTH
R. M. C.

State of South Carolina }
County of Greenville }

MORTGAGE OF REAL ESTATE

WHEREAS: Pierre L. Grandpre and Joan L. Grandpre OF Greenville County, S. C., hereinafter called the mortgagor(s) is indebted to Cameron-Brown Company, a corporation organized and existing under the laws of the State of North Carolina, 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 --FIVE THOUSAND EIGHT HUNDRED SIXTY-TWO and 71/100----- (\$ 5,862.71) Dollars, together with add-on interest at the rate of six (6%) per cent per annum, until paid in full, said principal and interest being payable at the office of Cameron-Brown Company in Raleigh, North Carolina, or at such place as the holder of the note may designate in writing delivered or mailed to the mortgagor(s), in monthly installments of--NINETY-NINE and 10/100----- (\$ 99.10) Dollars, commencing on the fifteenth day of August, 1971, and continuing on the fifteenth day of each month thereafter for 84 months, with a final payment of (\$ 99.10) until the principal and interest are fully paid, provided, however, that if not sooner paid the entire indebtedness shall be due and payable on the fifteenth day of July, 1978; the mortgagor(s) shall have the right to prepay or anticipate payment of this debt in whole or in part at anytime, in amounts not less than the aforesaid monthly installments, and shall receive a rebate for any charged-but-unearned interest, computed in accordance with the Standard Rule of 78.

NOW, BE IT KNOWN TO ALL, that the mortgagor(s), in consideration of the aforesaid debt and sum of money, and for the purpose of securing the payment thereto to the mortgagee, and also in consideration of the further sum of Three Dollars, paid to the mortgagor(s) by the mortgagee, receipt of which is hereby acknowledged at and before the sealing and delivery of these presents, has granted, bargained, sold, assigned, and released, and by these presents do grant, bargain, sell, assign and release unto the mortgagee, its successors or assigns, the following described property, to-wit:

ALL that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the westerly side of Balfer Drive, near the City of Greenville, S. C., being known and designated as Lot No. 91 on a plat of Wade Hampton Gardens, Section III, as recorded in the RMC Office for Greenville County, S. C., in Plat Book 'YY' at Page 179, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the westerly side of Balfer Drive, said pin being the joint front corner of Lots 91 and 92 and running thence with the common line of said lots N. 84-0 W. 155.2 feet to an iron pin in line of Lot No. 69; thence with the line of Lots Nos. 69 and 70, N. 9-46 E. 120 feet to an iron pin, the rear corner of Lot No. 90; thence with the line of Lot No. 90, S. 80-19 E. 152 feet to an iron pin on the westerly side of Balfer Drive; thence with the westerly side of Balfer Drive S. 8-03 W. 110 feet to an iron pin, the point of beginning.

This being the same property conveyed to the mortgagors herein by Deed recorded in Deed Volume 894 at Page 538 in the RMC Office for Greenville County.

This mortgage is second and junior in lien to mortgage in favor of Fidelity Federal Savings and Loan Association in the original amount of \$21,850.00 recorded in REM Volume 1020 at Page 22 in the RMC Office for Greenville County.