

1644-859

MORTGAGE

WITH DEFERRED INTEREST AND INCREASING MONTHLY INSTALLMENTS

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:

S. C.
R.M.C. OFFICE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

JAMES E. MANSFIELD and MARY C. MANSFIELD

Greenville County, South Carolina, hereinafter called the Mortgagor, send(s) greetings: of

WHEREAS, the Mortgagor is well and truly indebted unto WACHOVIA MORTGAGE COMPANY

, a corporation
organized and existing under the laws of North 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 Fifty-seven Thousand Ninety and No/100

Dollars (\$ 57,090.00),

with interest from date at the rate of twelve and three-quarters per centum (12.75 %)
per annum until paid, said principal and interest being payable at the office of Wachovia Mortgage Company

P. O. Box 3174 in Winston-Salem, NC 27102
or at such other place as the holder of the note may designate in writing, in monthly installments ~~of~~ according to the
schedule attached to said note ~~x Dollars (\$~~ ^{NEW \$8M} x),
commencing on the first day of March, 1984, 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 February, 2014.

DEFERRAL OF INTEREST MAY INCREASE THE PRINCIPAL BALANCE TO \$62,064.43.

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, bar-
gained, 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 certain piece, parcel or lot of land situate, lying and being in the
State of South Carolina, County of Greenville, being shown and designated as
Lot No. 17 on plat of BATESWOOD SUBDIVISION recorded in the R.M.C. Office for
Greenville County, South Carolina, in Plat Book 6-H, at page 69, reference to
which is hereby made for a more complete description by metes and bounds.

This is the same property conveyed to the Mortgagors by Alvin E. Smith, as
Trustee under Trust Agreement dated April 21, 1978, and recorded in Deed Book 1077
at page 552, by deed recorded in the R.M.C. Office for Greenville County, South
Carolina, in Deed Book 1156, at page 311, on October 6, 1981.

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP
JAN 23 1984
TAX
22.84
FL 11218

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 encum-
brances 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.

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