

FILED 304 PAGE 455
GREENVILLE CO. S. C.
OCT 23 1 25 PM 1962
SOUTH CAROLINA
P. M. O.

VA Form VB 4-5438 (Direct Loan)
Apr. 1958. Servicemen's Readjustment Act (38 U. S. C. A. 694 (I)).

MORTGAGE

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE } ss:

WHEREAS: STANLEY S. BALL

Greenville, South Carolina, hereinafter called the Mortgagor is indebted to J. S. Gleason, Jr. as Administrator of Veterans' Affairs, an Officer of the United States of America, and his successors in such office, as such, and his or their assigns, 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 EIGHT THOUSAND TWO HUNDRED FIFTY AND NO/100----- Dollars (\$ 8, 250. 00), with interest from date at the rate of five and one-fourth per centum (5-1/4 %) per annum until paid, said principal and interest being payable at the office of the Loan Guaranty Officer, Veterans Administration Regional Office, at Columbia, South Carolina, or at such other place as the holder of the note may designate in writing delivered or mailed to the Mortgagor, in monthly installments of Forty-Nine and 44/100-----Dollars (\$ 49. 44), commencing on the 23rd day of November, 1962, and continuing on the 23rd 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 23rd day of October, 1987.

NOW, KNOW ALL MEN, that 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, assigned, and released, and by these presents does grant, bargain, sell, assign, and release unto the Mortgagee, and unto his successors in such office, as such, and his or their assigns, the following described property, to-wit:

All that piece, parcel or lot of land, with the buildings and improvements thereon, situated and being near the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lot 12, Plat of Sunnymede, plat of which is recorded in the RMC Office for Greenville County, S. C. in Plat Book II, page 109, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southerly side of Chestnut Street, said iron pin being 427.7 feet from the intersection of Seth Street and Chestnut Street; and running thence S. 20-47 W. 248.2 feet to an iron pin on Brushy Creek; thence with Brushy Creek as the line, the traverse line being S. 73-25 E. 68.8 feet to an iron pin, joint rear corner Lots 12 and 13; thence N. 19-02 E. 245.7 feet to an iron pin on Chestnut Street, joint front corner Lots 12 and 13; thence along Chestnut Street N. 71-30 W. 61.1 feet to an iron pin, the point of beginning.

Together with all and singular the improvements thereon and the rights, members, hereditaments, and appurtenances to the same belonging or in anywise appertaining; all the rents, issues, and profits thereof (provided, however, that the Mortgagor shall be entitled to collect and retain the said rents, issues, and profits until default hereunder); all fixtures now or hereafter attached to or used in connection with the premises herein described and in addition thereto the following described household appliances, which are and shall be deemed to be, fixtures and a part of the realty and are a portion of the security for the indebtedness herein mentioned: