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BOOK 1140 PAGE 33

OLLIE FARNSWORTH

R. M. C.

SOUTH CAROLINA

VA Form 98-4318 (Home Loan)
Revised August 1968. Use Optional
Section 510, Title 48 U.S.C. Accessible
to Federal National Mortgage
Association.

MORTGAGE

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

WHEREAS: NAYLOR C. FOSTER, JR., AND FRANCES T. FOSTER

of Greenville County, South Carolina, hereinafter called the Mortgagor, is indebted to

CAROLINA NATIONAL MORTGAGE INVESTMENT CO., INC.,

a corporation organized and existing under the laws of South 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 Thirty-One Thousand Two Hundred Fifty and 1/100-----Dollars (\$31,250.00), with interest from date at the rate of Seven and 1/2 -- per centum (7½ %) 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 delivered or mailed to the Mortgagor, in monthly installments of Two Hundred Eighteen and 75/100----- Dollars (\$218.75----), commencing on the first day of December, 19 69, and continuing 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 November, 1999.

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, its successors and assigns, the following-described property situated in the county of Greenville State of South Carolina;

All that lot of land in Greenville County, fronting on Kenilworth Drive, being shown as Lot 130, Section Three, on Plat of Wellington Green, recorded in Plat Book YY at page 116 in the RMC Office for Greenville County.

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;