

GREENVILLE CO. S. C.

JUN 19 1 32 PM '70

OLLIE FARNSWORTH  
R. M. C.

BOOK 1158 PAGE 295

SOUTH CAROLINA

VA Form VB4-2338 (Home Loan)  
April 1955. Use Optional. Servicemen's Readjustment Act (38 U. S. C. A. 694 (a)). Acceptable to Federal National Mortgage Association.

# MORTGAGE

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

WHEREAS:

KENNETH I. BOZEMAN

of  
, hereinafter called the Mortgagor, is indebted to

CAMERON-BROWN COMPANY

organized and existing under the laws of North Carolina, a corporation, 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 TWENTY-FIVE THOUSAND SEVEN HUNDRED and No/100ths-----Dollars (\$ 25,700.00 ), with interest from date at the rate of Eight and one-half per centum (8-1/2%) per annum until paid, said principal and interest being payable at the office of Cameron-Brown Company in Raleigh, North 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 ONE HUNDRED NINETY-SEVEN AND 63/100ths-----Dollars (\$ 197.63 ), commencing on the first day of August, 1970, 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 July, 2000. , 19c

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, being known and designated as Lot No. 45 of a subdivision known as Heathwood according to a plat thereof prepared by Dalton & Neves, Engineers, July, 1956 and recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book KK at page 35, and having according to a more recent survey prepared by Dalton & Neves, dated June, 1970, entitled "Property of Kenneth I. Bozeman", the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Eastern side of Whitman Drive, joint front corner of Lots Nos. 44 and 45, and running thence with the joint lines of said lots, S. 80-06 E. 200 feet to an iron pin, joint rear corner of Lots Nos. 44 and 45; thence with the rear line of Lot No. 45 S. 9-54 W. 100 feet to an iron pin at the joint rear corner of Lots Nos. 45 and 46; thence with the joint lines of said lots, N. 80-06 W. 200 feet to an iron pin on the eastern side of Whitman Drive, joint front corner of Lots Nos. 45 and 46; thence with the eastern side of Whitman Drive N. 9-54 E. 100 feet to point of beginning.

This is the identical property conveyed to the Mortgagor herein by deed of Ralph C. Register dated June 19, 1970 and to be recorded herewith in the R. M. C. Office for Greenville County, South Carolina.

Subject to any restrictions or easements that may appear of record on the recorded plat(s) or on the premises.

Should the Veterans Administration fail or refuse to issue its guaranty of the loan secured by this instrument under the provision of the Servicemen's Readjustment Act of 1944, as amended, within sixty days from the date the loan would normally become eligible for such guaranty, the mortgagee may, at its option, declare all sums secured hereby (\*) 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;

(\*) immediately due and payable.

16-40682-2

This Mortgage Assigned to Malden Savings Bank  
on 10 day of July 1970. Assignment recorded  
in Vol. 1160 of R. E. Mortgages on Page 464