

FILED
GREENVILLE CO. S. C.

FEB 7 3 45 PM '80

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

1495 32

This form is used in connection with a mortgage insured under the new four-family provisions of the National Housing Act.

TO ALL WHOM THESE PRESENTS MAY CONCERN: CHARLES P. AND LINDA H. TEAGUE

----- of
GREENVILLE COUNTY, SOUTH CAROLINA-----, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto CAMERON-BROWN COMPANY

-----, a corporation
organized and existing under the laws of THE STATE 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 THIRTY THREE THOUSAND SEVEN HUNDRED AND NO/100-----
-----Dollars (\$ 33,700.00-----),

with interest from date at the rate of EIGHT-----per centum (8-----%)
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, in monthly installments of TWO HUNDRED FORTY
SEVEN AND 28/100-----Dollars (\$247.28-----),
commencing on the first day of APRIL-----, 19 80, and on the first day of each month thereafter until the prin-
cipal 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 MARCH-----, 2010.

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 in Greenville County,
State of South Carolina, near the Town of Mauldin, being shown as Lot
57 on plat of Windsor Park, made by R. K. Campbell, Surveyor, March
29, 1960 recorded in the RMC Office for Greenville County in Plat Book
RR, Page 25 and a more recent plat of Charles P. and Linda H. Teague
as prepared by Carolina Surveying Company dated January 24, 1980 and
recorded in the RMC Office for Greenville County in Plat Book 7-V, Page
13, and having according to the more recent plat, the following metes
and bounds, to-wit:

BEGINNING at an iron pin on Middleton Lane and running thence with said
Lane N. 81-25 W., 100 feet to an iron pin; thence N. 8-35 E., 200 feet
to an iron pin; thence S. 45-50 E., 123 feet to an iron pin; thence
S. 8-35 W., 128.4 feet to an iron pin on Middleton Lane, the point of
beginning.

This is the identical property conveyed to the mortgagors by deed of
L. Berry Woods, Jr. and P. Randall Bentley to be recorded on even date
herewith.

STATE OF SOUTH CAROLINA
RECORDS & DEEDS
GREENVILLE COUNTY
DOCUMENTARY
FEB 7 1980

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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