

FILED
GREENVILLE CO. S. C.

MORTGAGE

1332 13375

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 }
JUN 10 10 27 AM '83
WASLEY
S.S.

CBC # 463522

FHA # 461-194747

TO ALL WHOM THESE PRESENTS MAY CONCERN: WE, E. CRAIG GAVIN and PAMELA C. GAVIN

of
, hereinafter called the Mortgagor, send(s) greetings:

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

, a corporation
, hereinafter
organized and existing under the laws of North Carolina
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 THOUSAND SEVEN HUNDRED FIFTY -----
Dollars (\$ 50,750.00)

with interest from date at the rate of twelve ----- per centum (12.0 %)
per annum until paid, said principal and interest being payable at the office of Cameron-Brown Company
4300 Six Forks Road in Raleigh, North Carolina 27609
or at such other place as the holder of the note may designate in writing, in monthly installments of FIVE HUNDRED TWENTY
TWO and 02/100 ----- Dollars (\$ 522.02),
commencing on the first day of DECEMBER, 19 83, 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 NOVEMBER, 2013

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 piece, parcel or lot of land situate, lying and being in Greenville County,
South Carolina, known and designated as Lot No. 174 shown on a plat of the subdivision
of SUTTON PLACE recorded in the Office of RMC for Greenville County in plat book 9-W
page 19.

This is the same property conveyed to mortgagors by The Fortis Corporation by deed
dated Sept. 27, 1983 to be recorded herewith.

RECORDED IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT
GREENVILLE COUNTY, SOUTH CAROLINA
RECORDED BY
STAMP
TAX \$ 20.32
FEE \$ 1.00

The Rider ("Rider") attached hereto and executed of even date herewith is incorporated
herein and the covenants and agreements of the Rider shall amend and supplement the
covenants and agreements of this Mortgage, Deed of Trust or Deed to Secure Debt as if
the Rider were a part hereof.

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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