

VA Form 26-6338 (Home Loan)
Revised September 1975. Use Optional.
Section 1810, Title 38 U.S.C. Acceptable to Federal National Mortgage Association.

MORTGAGE

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

WHEREAS: PATRICK A. KING AND DENISE MARIE KING

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

BANKERS MORTGAGE CORPORATION, a corporation

organized and existing under the laws of the State 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 Fifty Three Thousand Five Hundred and No/100-- Dollars (\$ 53,500.00), with interest from date at the rate of thirteen per centum (13 %) per annum until paid, said principal and interest being payable at the office of Bankers Mortgage Corporation, P.O. Drawer F-20 in Florence, 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 Five Hundred Ninety Two and 25/100-- Dollars (\$ 592.25), commencing on the first day of June, 1984, 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 May, 2014

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 certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, on the southeast side of Fairford Circle, being shown and designated as Lot 70, Section 5, on a plat of Colonial Hills by Piedmont Engineers and Architects, recorded in Plat Book QQQ, Page 21 and having, according to a more recent survey prepared by Freeland and Associates entitled "Property of Patrick A. King" dated March 28, 1984, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Fairford Circle, joint front corners of Lots 69 and 70 and running thence along the line of Lot 69 S. 46-39 E., 152.96 feet to an iron pin; thence S. 32-30 W., 79.83 feet to an iron pin; thence S. 8-44 W., 76.65 feet to an iron pin; thence with the lot line of Lot 71 N. 30-14 W., 228.85 feet to an iron pin at the southeastern side of Fairford Circle; thence with the curve of Fairford Circle (the chord being N. 49-18 E., 77.23 feet) to the point of beginning.

This is the same property conveyed to the mortgagors by deed of William J. Bransfield and Patricia A. Bransfield recorded simultaneously herewith.

Should the Veterans Administration fail or refuse to issue its guaranty of the loan secured by this instrument under the provisions 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 immediately due and payable.

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;

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DMK 047

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STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP
FAX \$ 21.40

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