

1336 432  
SOUTH CAROLINA

VA Form 26-4328 (Home Loan)  
Revised August 1971. Use optional  
Section 151, Title 38, U.S.C. Accept-  
able to Federal National Mortgage  
Association.

# MORTGAGE

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

WHEREAS: Dennis Brown Roseman and Sharon B. Roseman

Greenville, S. C. , 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 Twenty Thousand Five Hundred and No/100-----Dollars (\$ 20,500.00 ), 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 Carolina National Mortgage Investment Co., Inc., P.O. Box 935 in Charleston, S. C. , 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 Fifty and 47/100-----Dollars (\$150.47-----), commencing on the first day of June , 1975 , 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 , 2005.

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 with buildings and improvements thereon situate, lying and being in the State of South Carolina, County of Greenville, in Greenville Township, and being known and designated as Lot 36 on Plat of Glenn Grove Park made by R. E. Dalton Engineer, May, 1924 and recorded in the RMC Office for Greenville County, S. C. in Plat Book F, Page 233, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the east side of Underwood Avenue at the joint corner of Lots 36 and 37 and runs thence along the line of Lot 37 S. 74-12 E. 150 feet to an iron pin; thence N. 15-48 E. 50 feet to an iron pin; thence along the line of Lot 35 N. 74-12 W. 150 feet to an iron pin on the east side of Underwood Avenue; thence along the east side of Underwood Avenue S. 15-48 W. 50 feet to the beginning corner.

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; wall-to-wall carpeting and 3 window air conditioning units



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