

VA Form 4-6338 (Home Loan) August 1946. Use Optional Servicemen's Readjustment Act (38 U.S.C.A. 694 (a)). Acceptable to RFC Mortgage Co.

MORTGAGE

STATE OF SOUTH CAROLINA,)
COUNTY OF GREENVILLE)

WHEREAS: EARLE DENDY GILES AND MARTHA M. GILES

of Greer, S. C.

hereinafter called the Mortgagor, is indebted to PILOT LIFE INSURANCE COMPANY

organized and existing under the laws of North Carolina

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 Seven Thousand Two Hundred Fifty Dollars (\$ 7,250.00)

with interest from date at the rate of four per centum (4 %) per annum until paid, said principal and interest being payable at the office of Pilot Life Insurance Company

in Greensboro, 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 Forty-three and 94/100 Dollars (\$ 43.94)

commencing on the first day of June, 1947, 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, 1957

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 Mortgagee in hand well and truly paid by the Mortgagee at and before the signing 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, in Chick Springs Township, State of South Carolina, in the City of Greer:

All that piece, parcel or lot of land in Chick Springs Township, Greenville County, State of South Carolina, in the City of Greer, lying on the North side of Westfield Avenue or Street (formerly Maude Street) measuring on the North side of said street 68.8 feet, bounded on the East by lot now owned by H. J. Waters, formerly McLimon, on the South by Westfield Street, on the West by V. C. Lyda, and on the North by the Moore property and having the following courses and distances, to-wit:-

BEGINNING at an iron pin on the North side of Westfield Street, H.J. Waters' corner and running thence N. 15-08 W. 155 feet to the Moore line; thence S. 75-23 W. 66.5 feet; thence S. 14-39 E. 156 feet to an iron pin, V.C. Lyda's corner; thence with Westfield Street, N.74-30 E. 68.8 feet to the beginning corner.

This being the same property conveyed to the mortgagors herein by John W. Koon and Pansey R. Koon by deed to be recorded herewith.

NOTE - FOR POSITION OF PARAGRAPH - SEE: OTHER SIDE

The Mortgagor agrees that should the Veterans' Administration refuse or fail to issue a guaranty of the loan secured hereby (any written statement of any officer or authorized agent of the Veterans' Administration dated subsequent to the date hereof declining to issue said guaranty shall be deemed conclusive proof of the Veterans' Administration's refusal or failure to issue said guaranty), the Mortgagee may, at its option, declare all sums secured hereby immediately due and payable without notice and irrespective of the date of maturity expressed in the note hereby secured.

NOTE - FOR POSITION OF PARAGRAPH - SEE: OTHER SIDE

If the mortgagor fails to pay said insurance premiums, the mortgagee may pay the same, all sums so paid to bear interest at 4% and be secured by this mortgage.

Handwritten note: SATISFIED AND CANCELLED OF RECORD 5 DAY OF April 1951 H. M. C. FOR GREENVILLE COUNTY, S. C. AT 9:09 O'CLOCK A. M. NO. 8631

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;

TO HAVE AND TO HOLD, all and singular the said property 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 (or such other estate, if any, as is stated hereinabove), that he has good right