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GREENVILLE CO. S. C.

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OLLIE FARNSWORTH
R. M. C.

SOUTH CAROLINA

VA Form 26-4126 (Home Loan)
Revised August 1963, 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:

Casper Cohens, Jr. of
Greenville, South Carolina, hereinafter called the Mortgagor, is indebted to

Cameron-Brown Company, a corporation
organized and existing under the laws of North 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 Seventeen Thousand and No/100-----
Dollars (\$ 17,000.00), with interest from date at the rate of
seven and one-half per centum (7-1/2 %) 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 delivered or mailed to the Mortgagor, in monthly installments of One Hundred Nineteen
and No/100-----Dollars (\$ 119.00), commencing on the first day of
March, 1970, 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 February, 2000.

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 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 piece, parcel or lot of land situate, lying and being in the
State of South Carolina, County of Greenville, in Chick Springs Township,
being known and designated as Lot 7, Section 3, Peace Haven, as shown on
plat thereof recorded in the R. M. C. Office for Greenville County in Plat
Book ZZ at Page 95.

Should the Veterans Administration fail or refuse to issue its guaranty
of the loan secured by this instrument under the provision 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;