

FILED
GREENVILLE CO. S. C.

BOOK 1159 PAGE 73

JUN 26 9 56 AM '70
OLLIE-FARNSWORTH
R.M.C.

VA Form 28-4328 (Home Loan)
Revised August 1963, Use Optional,
Section 1810, Title 38 U.S.C. Acceptable
to Federal National Mortgage
Association.

SOUTH CAROLINA

MORTGAGE

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE } ss:

WHEREAS: SAMMIE LEE SIMS AND BRENDA SIMS

Greenville County, South Carolina, hereinafter called the Mortgagor, is indebted to
CAMERON-BROWN COMPANY

organized and existing under the laws of North Carolina, a corporation
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 **Fifteen Thousand Five Hundred and No/100** Dollars (\$ 15,500.00), with interest from date at the rate of **eight and one-half per centum (8 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 20/100** Dollars (\$ 119.20), commencing on the first day of **August**, 19 70, 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 **July**, 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 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; being known and designated as Lots Nos. 57, 58, 61 and 62 on a plat of Property of Sammie and Brenda Sims by R. M. Clayton, Surveyor, dated May 23, 1970, and having, according to said plat, the following metes and bounds, towit:

BEGINNING at an iron pin in the southern edge of an unnamed street or road, and running thence along the southern edge of said unnamed street or road, S. 60-00 E. 235 feet to an iron pin corner of intersection of said unnamed street or road with another unnamed street or road, being the northeast corner of Lot No. 62; thence along the western edge of an unnamed street or road, S. 34-00 W. 160 feet to an iron pin, joint front corner with Lot No. 60 in the western edge of said unnamed street or road; thence with the joint line of Lots 59 and 60, N. 56-00 W. 160 feet to an iron pin, joint corner with Lots 59, 58, 56, 55 and 57; thence with the joint line of Lot No. 55, N. 11-00 W. 135 feet to an iron pin, joint front corner with Lots 57 and 55 in the southern edge of an unnamed street or road; thence with the said unnamed street or road, N. 5600 E. 53 feet to an iron pin in the southern edge of an unnamed street or road, the point of beginning; and being bounded by Lots 55, 56, 59 and 60, and three (3) unnamed streets or roads.

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

This Mortgage Assigned to First Union Natl Bank of North Carolina
on 28 July 1970. Assignment recorded
in Vol. 1162 of R. E. Mortgages on Page 71
92313

This Mortgage Assigned to Federal Natl Mortgage Association
on 28 July 1970. Assignment recorded
in Vol. 1162 of R. E. Mortgages on Page 76
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