

FILED
GREENVILLE CO. S. C. SOUTH CAROLINA

JUN 23 4 39 PM '72

VA Form 19-687a (Home Loan)
Revised August 1971 Use Optional
Section 129, Title 38 U.S.C. Acceptable
to Federal National Mortgage
Association.

REAL ESTATE MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

Witness:

Jerry Lee Taylor and wife, Elaine C. Taylor

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

Cameron-Brown Company

a corporation
hereinafter

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 Thirty Four Thousand Seven Hundred Fifty and No/100 Dollars (\$34,750.00), with interest from date at the rate of Seven per centum (7.00%) per annum until paid, said principal and interest being payable at the office of Cameron-Brown Company 4300 Six Forks Road 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 Two Hundred Thirty-One and 44/100 Dollars (\$231.44), commencing on the first day of August 1972, 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, 2002.

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 piece, parcel or lot of land situate, lying and being in Greenville County, State of South Carolina, shown and designated as Lot 52, Section One, Pelham Woods Subdivision, plat of which is recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book 4-F, Page 33, reference to said plat being hereby craved for a more particular description.

This conveyance is subject to all restrictions, setback lines, roadways, easements, and rights-of-way, if any, appearing of record, on the premises or on the recorded plat, which affect the property hereinabove described.

"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 it's 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;