

GREENVILLE CO. S.C.

1412 795
SOUTH CAROLINA

VA Form 28-4338 (Home Loan)
Revised September 1975. Use Optional.
Section 1810, Title 38 U.S.C. Acceptable to Federal National Mortgage Association

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DANNIE E. BALDWIN
R.M.C.

MORTGAGE

NCNB 12079343
VA 146020

AFFIDAVIT
FILED my

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

Mortgagee's Address:
P. O. Box 10338
Charlotte, NC 28237

WHEREAS:

DANNIE E. BALDWIN

Greenville, South Carolina, hereinafter called the Mortgagor, is indebted to
NCNB MORTGAGE SOUTH, INC. and/or Administrator of Veterans Affairs

of
, a corporation
, hereinafter
organized and existing under the laws of South 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 TWENTY-SIX THOUSAND FOUR HUNDRED FIFTY AND NO/100----- Dollars (\$26,450.00), 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 NCNB MORTGAGE CORPORATION in Charlotte, 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 THREE AND 40/100 Dollars (\$203.40), commencing on the first day of December, 1977, 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 November, 2007.

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 lot of land situate on the eastern side of Gray Fox Square in the county and state aforesaid being shown as LOT 77 on a plat of Gray Fox Run Subdivision, Section 1, dated November 6, 1975, prepared by C. O. Riddle, Surveyor, recorded in Plat Book 5-P at page 9 in the office of RMC for Greenville County and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Gray Fox Square at the joint front corner of Lot 76 and Lot 77 and running thence with Lot 76 N 75-51 E 130 feet to an iron pin at the joint rear corner of Lot 76 and Lot 77; thence N 14-09 W 95 feet to an iron pin at the joint rear corner of Lot 77 and Lot 78; thence with Lot 78 S 75-51 W 130 feet to an iron pin on Gray Fox Square; thence with said square S 14-09 E 95 feet to the point of beginning.

This is the same property conveyed to the mortgagor by deed of Threatt Enterprises, Inc., formerly T-M-L Corporation into which Threatt-Maxwell Enterprises, Inc. was merged September 1, 1977, to be recorded herewith. This mortgage is being executed by Iris P. Baldwin as Committee for Dannie E. Baldwin pursuant to authority granted in Judgment Roll 77-2091 in the Office of the Clerk of Court for Greenville County. Should the Veterans Administration fail or refuse to issue it 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;

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