

AUG 24 1972

3:56 P.M.

BOOK 1246 PAGE 381

SOUTH CAROLINA
FHA FORM NO. 2175m
(Rev. March 1971)

MORTGAGE

This form is used in connection with mortgages insured under the one- to four-family provisions of the National Housing Act.

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

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Margie O. Freeman of **Greenville, South Carolina**, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto **Wachovia Mortgage Company**

a corporation organized and existing under the laws of **North Carolina**, hereinafter called the 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 Nine Hundred and No/100-----Dollars (\$ 17,900.00**), with interest from date at the rate of **seven** per centum (**7**%) per annum until paid, said principal and interest being payable at the office of **Wachovia Mortgage Company** in **Winston-Salem, North Carolina**

or at such other place as the holder of the note may designate in writing, in monthly installments of **One Hundred Nineteen and 21/100-----Dollars (\$ 119.21**), commencing on the first day of **October**, 19 **72** and 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 **September, 2002**

NOW, KNOW ALL MEN, That the 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, and released, and by these presents does grant, bargain, sell, and release unto the Mortgagee, its successors and assigns, the following described real estate situated in the County of **Greenville**, State of South Carolina:

ALL that certain piece, parcel or lot of land in the State of South Carolina, County of Greenville, being known and designated as Lot No. 95 on a plat of **STONEWOOD** Subdivision recorded in the RMC Office for Greenville County in Plat Book 4-F at page 16 and being shown on a more recent plat of property of Margie O. Freeman prepared by Carolina Surveying dated August 21, 1972 and having according to the more recent survey, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southeasterly side of Laverne Circle at the joint front corner of Lots 94 and 95 and running thence with the joint line of said lots, S. 59-32 E. 222 feet to an iron pin; thence N. 30-17 E. 80 feet to an iron pin on the line of Lot No. 98; thence N. 60-27 W. 245 feet to an iron pin at the joint corner of Lots 95 and 96, said iron pin being on the Southeastern side of Laverne Circle; thence with the side of said Laverne Circle, S. 29-33 W. 10 feet to an iron pin; thence continuing with Laverne Circle, S. 11-08 W. 70 feet to the point of beginning.

Together with all and singular the rights, members, appurtenments, and appurtenances in any way incident or appertaining, and all of the rents, issues, and profits thereon, together with all and singular the fixtures, including all heating, plumbing, and lighting fixtures, and equipment, and all other things in any way connected with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the and premises hereinabove described unto the Mortgagee, its heirs, successors, assigns, and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described, that he has good right and lawful authority to sell, convey, or otherwise dispose of the same, that the same are free and clear of all liens and encumbrances, except as otherwise stated herein, and that he will defend all and singular the premises unto the Mortgagee, its heirs, successors, assigns, and assigns forever, against all and singular lawfully claiming the same, or any part thereof.

The Mortgagor covenants and agrees as follows:

1. That he will promptly pay the principal of and interest on the mortgage, and in the manner therein provided. This obligation is assumed to be a more monthly payments, at the principal that on most of the payments, maturity, provided, however, that written notice of an intention to prepay, shall be given 30 days prior to prepayment, and provided further, that in the event the mortgage is prepaid...