

VA Form 26-6338 (Home Loan)  
Revised September 1975. Use Optional.  
Section 1510, Title 38 U.S.C. Applicable to Federal National Mortgage Association.

101018 075

SOUTH CAROLINA

JUN 27 3 42 PM '84

# MORTGAGE

STATE OF SOUTH CAROLINA,  
COUNTY OF Greenville

WHEREAS: Jimmy Clifton Rogers

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

C&S Real Estate Services, Inc., a corporation organized and existing under the laws of South 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 TWENTY-FIVE THOUSAND AND NO/100----- Dollars (\$ 25,000.00 ), with interest from date at the rate of Fourteen per centum ( 14. % ) per annum until paid, said principal and interest being payable at the office of C&S Real Estate Services, P.O. Box 10636, in Charleston, SC 29411, 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 THREE HUNDRED TEN AND 88/100-----Dollars (\$310.88 ), commencing on the first day of August, 1984, 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, 2004.

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 in the City of Mauldin, County of Greenville, State of South Carolina, situate, lying and being on the northern side of Rosewood Circle and being known and designated as Lot No. 91 on plat of Section 2 of Peachtree Terrace Subdivision, plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book "BBB" at Page 105 and having such metes and bounds as shown on said plat, reference to which is hereby made for a more complete description by metes and bounds.

This being the same property conveyed to the mortgagor by deed of Jack C. Durham of even date to be recorded herewith.

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STATE OF SOUTH CAROLINA  
DOCUMENTARY STAMP TAX \$ 10.00

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; Magic-Chef Oven Range and GE Garbage Disposer.

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 its option, declare all sums secured hereby immediately due and payable."

RECEIVED

328-822