

MORTGAGE

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE) ss:

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Joseph Fred Tompkins and Frances D. Tompkins of
Greenville County, S. C. , hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto

INTERNATIONAL ACCEPTANCE CORPORATION

organized and existing under the laws of Florida, a corporation 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 Nine Thousand and No/100 ----- Dollars (\$ 9,000.00), with interest from date at the rate of five and one-fourth per centum (5 1/4 %) per annum until paid, said principal and interest being payable at the office of International Acceptance Corporation in Mobile, Alabama or at such other place as the holder of the note may designate in writing, in monthly installments of Forty Nine and 77/100----- Dollars (\$ 49.77), commencing on the first day of March, 19 64, 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 February, 19 94

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: on the southeastern side of Clemson Avenue and being known and designated as a portion of Lot No. 3 of Block A as shown on plat of Property of H. H. and Alice M. Willis recorded in the R. M. C. Office for Greenville County in Plat Book "J", at Pages 150 and 151 (See also Plat Book "K", at Page 271) and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Clemson Avenue at the joint corner of Lots Nos. 2 and 3 and running thence along the line of Lots Nos. 2 and 1 S. 74-15 E. 190.0 feet to an iron pin at the joint rear corner of Lots Nos. 3 and 1; thence S. 35-05 W. 100.0 feet to an iron pin; thence a new line through Lot No. 3 N. 54-52 W. 188.2 feet to an iron pin on the southeastern side of Clemson Avenue; thence along said Clemson Avenue N. 48-40 E. 38.0 feet to the beginning corner.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and equipment now or hereafter attached to or used in connection with the real estate herein described.

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

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encumbrances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

For Satisfaction See R. M. C. Book 1000 Page 140

SATISFIED AND CANCELLED OF RECORD

6 DAY OF July 1965

Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 4:17 O'CLOCK P. M. NO. 852