

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, Ernest M. Murphy and Georgia C. Murphy

(hereinafter referred to as Mortgagor) is well and truly indebted unto MOTOR CONTRACT COMPANY OF GREENVILLE, INC.

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of Three Thousand Four Hundred Fourteen and No/100-----

-----Dollars (\$ 3,414.00 ) due and payable

\$56.90 per month for 60 months beginning January 4, 1964 and continuing thereafter until paid in full,

maturity

with interest thereon from ~~20x~~at the rate of six(6%) per centum per annum, to be paid: on demand

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) 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:

ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of

All that lot of land in the County of Greenville, State of South Carolina, near Mauldin, in Austin Township, known as lot 13 on plat of J. W. Clyde, et al, recorded in the R. M. C. Office for Greenville County in Plat Book "EE", at Page 146, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Bonair Street, which iron pin is situate approximately 700 feet south of the intersection of East Butler Avenue, and running thence N. 65-14 E. 15.5 feet to an iron pin; thence S. 38-10 E. 482.4 feet to an iron pin at the corner of Lot 11; thence S. 7-45 E. 79.5 feet to an iron pin at the corner of Lot 7; thence along the line of Lot 7, N. 89-31 W. 224.5 feet to an iron pin on the eastern side of Bonair Street; thence along Bonair Street the following courses and distances, to-wit: N. 8-45 W. 57.7 feet to an iron pin; thence N. 12-55 W. 253.7 feet to an iron pin; thence N. 12-38 W. 148.7 feet to the point of beginning.

This being the same property conveyed unto the Mortgagors herein by deed recorded in Deed Book 678, at Page 324.

It is expressly understood that this is a second mortgage subject only to that first mortgage given to Fountain Inn Federal Savings & Loan Assn, dated July 21, 1961 in the original amount of \$9,000.00 recorded in the R. M. C. Office for Greenville County in Mortgage Book 863, at Page 501.

Together with all and singular rights, members, herditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

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

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

*Paid Sept 23, 1965  
Motor Contract Co.  
of Greenville  
By: J. E. Phipps  
Donna H. Sink  
James W. Maffa*

SATISFIED AND CANCELLED OF RECORD  
14 DAY OF October 1965  
Ollie J. Jarnsworth  
R.M.C. FOR GREENVILLE COUNTY, S. C.  
AT 4:07 O'CLOCK P.M. NO. 11598

*The Government has Rechartered & authorized for a 6 m. period 980 Date 11-15*