

MORTGAGE OF REAL ESTATE of *James MANN & ANN*, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA

BOOK 947 PAGE 93

COUNTY OF GREENVILLE *RELIE FARMER WORTH*

MORTGAGE OF REAL ESTATE

A. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, CLEO D. OWENS

(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 Seven Hundred Thirty-five and 60/100----

Dollars (\$ 3,735.60) due and payable

\$62.26 per month for 80 months beginning February 27, 1964, and continuing thereafter until paid in full;

It is expressly understood and so agreed by the undersigned that interest for a period of five years at 7% per annum may be deducted in advance from the gross amount of this note, with interest thereon from ~~the~~ ^{maturity} at the rate of seven 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 Greenville, in the Town of Fountain Inn, having the following metes and bounds, to wit:

BEGINNING at an iron pin on the Northeastern side of North Main Street, which iron pin is approximately 132.7 feet Southeast of the intersection of Quillen Avenue and North Main Street; and running thence N 33-00 E., 208 feet to an iron pin in the line of property now or formerly of W. C. Babb Estate; thence S. 58-00 E., 55 feet to an iron pin at corner of property now or formerly of S. A. Karality; thence with said property, S. 33-00 W., 208 feet to an iron pin on the Northeastern side of North Main Street; thence with said Street, N. 58-00 W., 55 feet to an iron pin at the point of beginning.

THIS property is shown in the Greenville County Block Book Department on Sheet 356, Block 4, as Lot 9, and is the same property conveyed to the mortgagor herein by deed dated October 24, 1956, recorded in the RMC Office for Greenville County, S. C., in Deed Book 565, page 165. The mortgagor received an undivided one-half interest in this property by the will of D. D. Owens, said will being probated in the Office of the Probate Judge for Greenville County, S. C., in Apartment 819, File 18.

This is a second mortgage, subject to a first mortgage to Fountain Inn Federal Savings & Loan Association, in the original amount of \$13,500, dated October 24, 1956, recorded in the said RMC Office in Mortgage Book 697, page 180.

ALSO, 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 Greenville, in the Town of Fountain Inn, having the following metes and bounds, to wit:

BEGINNING at an iron pin on the East side of North Main Street, joint front corner of lot now or formerly of Mrs. S. K. Woods and running thence with North Main Street in a Northwesterly direction, 110.88 feet, more or less, to the corner of property now or formerly of C. P. Armstrong; thence with line of Armstrong in a Northeasterly direction, 221.10 feet, more or less, to the back corner of the lot now or formerly of Mrs. Irene Humphries; thence with the line of Humphries in a Southeasterly direction, 124 feet to a point on line of Mrs. S. K. Woods, being a back corner of Humphries lot; thence with line of Mrs. S. K. Woods in a Southwesterly direction, 192.92 feet, to an iron pin at the point of beginning, and being the same lot conveyed to mortgagor by deed dated October 20, 1952, recorded in said RMC Office in Deed Book 466, page 81. The mortgagor received an undivided one-half interest in this lot by will of D. D. Owens, as referred to above. This lot is also shown in Greenville County Block Book Department, Sheet 356, Block 4, as Lot 4.

Together with all and singular rights, members, hereditaments, 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.

SATISFIED AND CANCELLED OF RECORD

Liens Released By Sale Under

24 DAY OF *May* 1965
Relie Farmer Worth
R.M.C. FOR GREENVILLE COUNTY, S.C.
AT *3:20* O'CLOCK *P.M.*, NO. *32728*

Foreclosure of *May*
A.D., 1965. See Judgment Roll
No. *4043*

E. L. Luman
Mollie M. Smith, Jr.
MASTER