

MORTGAGE OF REAL ESTATE—Offices of MANN & MANN, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE BOOK 951 PAGE 425
FILED
TO ALL WHOM THESE PRESENTS MAY CONCERN:

MAR 9 3 42 PM 1964

WHEREAS, I. C. C. JOYNER,

OLLIE FARNSWORTH

(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

Four Thousand Four Hundred Six and 40/100----- Dollars (\$ 4,406.40) due and payable

Due and payable \$73.44 per month for 60 months beginning April 9, 1964,
and continuing thereafter until paid in full.

with interest thereon from ~~date~~ maturity at the rate of six 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, City of Greenville, being more particularly described as Lot No. 2, Section "A", as shown on plat made by Pickell & Pickell, Engineers, dated January 14, 1950 recorded in the R. M. C. Office for Greenville County in Plat Book "W", pages 111-117 inclusively and according to said plat, having the following metes and bounds, to-wit:

BEGINNING at an iron pin joint front corner of Lots Nos. 1 and 2 on the Southern side of East South Sixth Street, running thence N. 74-11 W. 78 feet to an iron pin, joint front corner of Lots Nos. 2 and 3; thence along the common line of Lots Nos. 2 and 3, S. 15-49 W. 98.2 feet to an iron pin on an alley, joint rear corner of Lots Nos. 2 and 3; thence along said alley S. 73-34 E. 78 feet to an iron pin, joint rear corner of Lots Nos. 1 and 2; thence N. 15-49 E. 99.1 feet to the beginning point.

This being the same property conveyed to the mortgagor by deeds of Jessie T. Shelton and E. Inman, Master dated March 7, 1964 and recorded in the R. M. C. Office for Greenville County.

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.

Handwritten notes:
1. 1960
11/15/64
I.C.C. Joyner
Ollie Farnsworth
M.C.C. Joyner
M.C.C. Joyner

SATISFIED AND CANCELLED OF RECORD
DAY OF _____ 1964
R.M.C. FOR GREENVILLE COUNTY, S. C.
AT _____ O'CLOCK _____ M. NO. _____