

JUN - 1 1966

34183

1032 REC 117

642 AOS GC

MORTGAGE COMPANY CHECKED BELOW

SS (SOUTH CAROLINA)

REAL ESTATE MORTGAGE

1488.00

<input type="checkbox"/> First Finance Company of Charleston 1405-A HAMPDEN ST. CHARLESTON, S.C. DIAL 250-2828	<input type="checkbox"/> First Finance Company of Charleston 1405-A HAMPDEN ST. CHARLESTON, S.C. DIAL 250-2828	<input type="checkbox"/> First Finance Company of Greenville 208 S. COLLETT ST. GREENVILLE, S.C. DIAL 253-2301	<input type="checkbox"/> First Finance Company of Anderson 208 S. COLLETT ST. ANDERSON, S.C. DIAL 253-2828
<input type="checkbox"/> First Finance Company of Spartanburg, Inc. 124 W. MAIN ST. SPARTANBURG, S.C. DIAL 252-2541			

Amount of Note	1488.00
Collection Fee	42.00
Interest	173.84
Initial Charge	12.00
Cash Advanced	1260.16
Documentary Stamps	.60
Life Premium	29.76
A & H Premium	66.96
Property Premium	44.64
Filing Fee	2.75
Remainder	1115.45

DATE OF NOTE AND THIS MORTGAGE	AMOUNT OF NOTE	TAB NO.	FIRST INSTALMENT DUE DATE	FINAL INSTALMENT DUE DATE
5-20-66	1488.00	79	6-20-66	5-20-68
AMOUNT OF NOTE PAYABLE IN 24 MONTHLY INSTALMENTS	FIRST INSTALMENT 62.00	OTHER INSTALMENTS 62.00		

MORTGAGOR (NAME AND ADDRESS):

Mr. & Mrs. Wade H. Adams
5 W. Marion Road
Greenville, South Carolina, 29611

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville } SS.

WHEREAS, the Mortgagors above named are indebted on their Promissory Note above described, payable to the order of the Mortgagee and evidencing a loan made by said Mortgagee, in the Amount of Note stated above, which said Note is payable in monthly installments and according to the terms thereof, and on which Note payment in advance may be made in any amount at any time and default in making any monthly payment shall, at the option of the holder of said Note, and without notice or demand, render the entire sum remaining unpaid on this Note at once due and payable,

NOW KNOW ALL MEN, that in consideration of said loan and to further secure the payment of said Note and also in consideration of three dollars (\$3) to the Mortgagors in hand well and truly paid by Mortgagee at and before the sealing and delivery of these presents, receipt whereof is hereby acknowledged, the Mortgagors hereby grant, bargain, sell and release unto the Mortgagee, its successors and assigns, the following described real estate, situated in the County of Greenville and State of South Carolina, to-wit: 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 on the southern side of Marion road, being shown and designated as lot #11 on plat of City View Annex recorded in Plat Book G at Page 152 and described as follows:

Beginning at an iron pin on the southern side of Marion Road joint front corner of lots 10 and 11 and running thence with the line of lots 10S 24-50 E. 227.9 feet to pin; thence S. 60-15 W. 100.4 feet to pin at rear corner of lot 12; thence with the line of lot 12, N. 24-50 W. 237.4 feet to pin on Marion Road; thence with the southern side of Marion Road, N. 63-10 E. 100 feet to the point of Beginning. Being the same premises conveyed to Russell Wooten and Jessie Snyder Wooten by deed recorded in Vol. 602, at Page 300, Russell Wooten having devised his interest to the mortgagors by will filed in Apt. 744, File 19, in the Probate court for Greenville County.

To have and to hold, with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging, unto said Mortgagee, provided always, and this instrument is made, executed, sealed and delivered upon the express condition that if the said Mortgagors shall pay in full to the said Mortgagee the above-described Note according to the terms thereof, then this Mortgage shall cease, determine and be void, otherwise it shall remain in full force and virtue. Upon default in making any payment of said Note when the payment becomes due, then the entire sum remaining unpaid on said Note shall be due and payable by the exercise of the option of acceleration above described, and this Mortgage may be foreclosed as provided by law for the purpose of satisfying and paying the entire indebtedness secured hereby.

The Mortgagors covenant that they exclusively possess and own said property free and clear of all encumbrances except as otherwise noted, and will warrant and defend the same against all persons except the Mortgagee. Any failure of the Mortgagee to enforce any of its rights or remedies hereunder shall not be a waiver of its rights to do so thereafter. Whenever the context so requires, plural words shall be construed in the singular.

Signed, sealed and delivered in the presence of:

[Signature]
(WITNESS)
[Signature]
(WITNESS)

Wade H. Adams (Seal) Sign Here
(IF MARRIED, BOTH HUSBAND AND WIFE MUST SIGN)
Jessie S. Adams (Seal) Sign Here
(IF MARRIED, BOTH HUSBAND AND WIFE MUST SIGN)

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville } SS.

Personally appeared before me the undersigned witness and being duly sworn by me, made oath that he saw the above-named mortgagor(s) sign, seal and deliver the foregoing instrument for the uses and purposes therein mentioned, and that he, with the other witness subscribed above, witnessed the due execution thereof.

Sworn to before me this 20th day of May, A. D., 1966

[Signature]
(WITNESS)
[Signature]
NOTARY PUBLIC FOR SOUTH CAROLINA

This instrument prepared by Mortgagee named above

RENUNCIATION OF DOWER

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville } SS.

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife of the above-named Mortgagor, did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release and forever relinquish unto the above-named Mortgagee, its successors and assigns, all her interest and estate, and also all her right and claim of dower, of, in or to all and singular the premises above described and released.

(IF MARRIED, WIFE MUST SIGN)

Given under my hand and seal this 20 day of May, 1966

(Seal)
NOTARY PUBLIC FOR SOUTH CAROLINA

Recorded June 1, 1966 at 9:30 A. M. #34183

Account No. 41067