

GREENVILLE CO. S. C.

MORTGAGE OF REAL ESTATE Office of MANN & FRENCH, Attorneys at Law, Greenville, S. C.

BOOK 1094 PAGE 499

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

W. F. FARNSWORTH
R. M. C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN.

WHEREAS, we, Frank C. Bennett and Yvonne B. Bennett,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Associates Finance, Inc., its successors and assigns forever:

(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 -----

Eight Thousand Eight Hundred Eighty and No/100----- Dollars (\$ 8880.00) due and payable

at the rate of \$148.00 per month for 60 months on the 20th of each month, beginning July 20, 1968 and continuing thereafter until paid in full,

with interest thereon from 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

All that piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, at the southeastern corner of the intersection of Sasanqua Drive and Edwards Road and being known and designated as Lot No. 41, Sec. 1 of Botany Woods as shown on plat thereof recorded in the R. M. C. Office for Greenville County in Plat Book "QQ", at Page 78. Reference to said plat being hereby craved for a more complete description thereof.

The above is the same property conveyed to the mortgagors by deed recorded in Deed Book 837, at Page 441.

This is a second mortgage being junior in lien to a first mortgage to Fidelity Federal Savings and Loan Association dated February 9, 1968 in the original amount of \$48,000.00 and recorded in Mortgage Book 1083, at Page 493.

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
DAY OF _____ 19__
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT _____ O'CLOCK _____ M. NO. _____