

JUL 30 1971
3210

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Mrs. Otha Farnsworth
R. M. C.

BOOK 1200 PAGE 597

RECORDING FEE
PAID 100

MORTGAGEE IS COMPANY CHECKED BELOW

<input type="checkbox"/> Biol Finance Company of Columbia	<input type="checkbox"/> Biol Finance Company of Charleston	<input checked="" type="checkbox"/> Biol Finance Company of Greenville
<input type="checkbox"/> Biol Finance Company of Anderson, Inc.	<input type="checkbox"/> Biol Finance Company of Spartanburg, Inc.	

REAL ESTATE MORTGAGE

1. Amount of Note		1128.00
2. Initial Charge	\$ 12.00	
3. Finance Charge	\$ 219.39	
4. Original Dollar Charge For Loan	(Minus)	\$ 231.39
5. Principal Amount of Loan Less Initial and Finance Charges		\$ 896.61
6. Due Lender on Former Obligation	\$ 175.95	
7. Customer	\$ 615.66	
8.		
9.		
10.		
11. Documentary Stamps	\$.48	
12. Cost of Credit Life Insurance	\$ 22.56	
13. Cost of Credit Accident and Health Insurance	\$ 33.84	
14. Cost of Single Interest Household Goods Insurance	\$ 45.12	
15. Filing, Recording and Releasing Fees	\$ 3.00	
16. Total of Lines 6, 7, 8, 9, 10, 11, 12, 13, 14, and 15.	(Minus)	\$ 896.61
17. Cash Received and Retained by Borrower		\$ 0

DATE OF NOTE AND THIS MORTGAGE	MONTHLY PAYMENT	FIRST PAYMENT DUE DATE	OTHERS SAME DAY OF EACH MONTH
7-26-71	47.00	8-26-71	
FINAL PAYMENT DUE DATE	AMOUNT OF NOTE PAYABLE IN MONTHLY PAYMENTS	NATURE OF SECURITY	
7-26-73	24	Household Goods Real Estate	

MORTGAGOR: (NAME AND ADDRESS)

James A. and Dorothy Davis
8 Cooper St.-Brandon
Greenville, S. C. 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 piece, parcel or lot of land, with the improvements thereon, situate,

lying and being in or near Greenville, in the County of Greenville, South Carolina, and being more particularly described as Lot No.196, Section 1, as shown on plat entitled "Subdivision of Abney Mills, Brandon Plant, Greenville, South Carolina," made by Dalton & Neves, Engineers, Greenville, South Carolina, February, 1959, and recorded in the office of the R.M.C. for Greenville County in Plat Book QQ at page 56 to 59. According to said plat the within described lot is also shown as No. 8 Cooper Street and fronts thereon 118 feet.

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:

Shirley Casson (Witness) *James Davis* (Seal) Sign Here
Howard J. Bell (Witness) *Dorothy L. Davis* (Seal) Sign Here

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 26th day of July, A. D., 1971.

This instrument prepared by Mortgagee named above

RENUNCIATION OF DOWER MY COMMISSION EXPIRES DECEMBER 16, 1979

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.

Given under my hand and seal this 26th day of July, 1971.

Shirley L. Davis (Seal) MY COMMISSION EXPIRES DECEMBER 16, 1979

THIS CERTIFICATE HAS BEEN AFFIXED TO THE NOTE ACCOMPANYING THIS MORTGAGE

Recorded July 30, 1971 at 2:15 P.M. #3210

Account No 93343