

SOUTH CAROLINA—FNMA
 FORM NO. 1512-28
 APR. 1971
 REGULATORY NO. 22
 COMPLETED WITH *PC*
 GREENVILLE, S.C. MORTGAGE
 BOOK 1268 PAGE 687
 BOOK 41 PAGE 525

THIS MORTGAGE is made this 24 day of March, 1973,
 between the Mortgagor, H.H. Sobkoviak, Bennefield and Dawn A. Bennefield
 (herein "Borrower"),
 and the Mortgagee, James Financial Corporation, a corporation
 organized and existing under the laws of Ohio, whose address
 is 170 7 Cleveland Ave. N.W., Canton, Ohio (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty Three Thousand Three Hundred and No/100 (\$23,300.00) Dollars, which indebtedness is evidenced by Borrower's note of even date herewith (herein "Note"), providing for monthly installments of principal and interest of \$204.44 to be paid along Cleveland Drive S. 61-36 E. 100 ft. to the point of beginning.

This Mortgage and Note secured hereby is paid and satisfied and the Clerk of the Court is directed to cancel this Mortgage of record this 4th day of August, 1976.

Kenneth R. Sobkoviak
 Kenneth R. Sobkoviak, Vice President
Marietta R. Jeannotte
 Marietta R. Jeannotte, Asst. Secy.
Diana M. Fischer
 Diana M. Fischer, Witness

STATE OF SOUTH CAROLINA
 COUNTY OF SPARTANBURG
 ASSIGNMENT *7112*

FOR VALUE RECEIVED, JAMES FINANCIAL CORPORATION, hereby assigns, transfers and sets over to James Financial Corporation, the title mortgage and the note which the same secures.

Dated this 17th day of DECEMBER, 1973.

In the Presence of:
Shelma Carroll
Marshall C. Filer
 JAMES FINANCIAL CORPORATION
 By *J.E. Grenillion*
 J.E. Grenillion, Asst. Vice President

To HAVE AND TO HOLD unto Lender and Lender's successors and assigns, forever, together with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water, water rights, and water stock, and all fixtures now or hereafter attached to the property, all of which, including replacements and additions thereto, shall be deemed to be and remain a part of the property covered by this Mortgage; and all of the foregoing, together with said property (or the leasehold estate in the event this Mortgage is on a leasehold) are herein referred to as the "Property".

Borrower covenants that Borrower is lawfully seized of the estate hereby conveyed and has the right to mortgage, grant and convey the Property, that the Property is unencumbered, and that Borrower will warrant and defend generally the title to the Property against all claims and demands, subject to any easements and restrictions listed in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.

FILED
 GREENVILLE, CO. S.C.
 SEP 11 2 51 PM '76
 DONNIE S. TANKERSLEY
 R.M.C.

0525

4328 RV-2