

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

JUN 3 3 5 11 1963

BOOK 846 PAGE 185

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, J. B. Girardeau II,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Savoo Finance Corp.

(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 eighteen hundred and twenty dollars and forty cents (\$1820.40) Dollars (\$1820.40) due and payable at the rate of seventy-five dollars and eighty-five cents (\$75.85) per month until paid in full, the first payment to be due February 1, 1961, and the remaining payments to be due on the first day of each and every month thereafter until paid in full,

with interest thereon from ~~the~~ maturity at the rate of seven per centum per annum, to be paid: monthly

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, and being known and designated as Lot No. 30 (thirty) as shown on plat of the subdivision of Spring-Brook Terrace; said plat being recorded in the R. M. C. Office for Greenville County in Plat Book KK at page 143, and said lot having the metes and bounds as shown on said plat, reference thereto be made for a more complete description.

ALSO: One Triump Automobile, year make 1959, 4 door, Model No. 10, Vehicle Identification (Serial) Number TBE2776LDB with S. C. Vehicle Title Number 562132

This is a second mortgage on the above described real estate and junior in lien to that mortgage given by the mortgagor to C. Douglas Wilson and Co. with assignment.

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.

*For Satisfaction see D. E. M. Book 930 Page 201*

SATISFIED AND CANCELLED OF RECORD

1st DAY OF Aug. 1963  
Ollie Farnsworth  
P. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 3:40 P. M. BOOK 846, PAGE 185