

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

BOOK 846 PAGE 445

TO ALL WHOM THESE PRESENTS MAY CONCERN

11 32 AM 1961

WHEREAS, I, Frances Howard Trammell formerly Frances Howard

(hereinafter referred to as Mortgagor) is well and truly indebted unto Savco 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 fourteen hundred and thirty-two dollars and eighty cents (\$1432.80) ----- Dollars (\$1432.80) due and payable as follows: to be paid at the rate of \$79.60 per month hereafter until paid in full; the first payment to be due February 25, 1961, and the remaining payments to be due on the 25th day of each and every month thereafter until paid in full,

with interest thereon from ^{maturity} ~~date~~ 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 in Saluda Township, in the Lima School District and having the following metes and bounds, to-wit:

BEGINNING at a stone on the line of the Old Choice property, now Thurston, and common corners of tracts Nos. 7 and 9 on plat hereafter referred to, and running thence S. 5 E. 1.84 chains to a stone, common corners of tracts 6 and 7; thence along the boundary line of 6 and 7, S. 56 W. 12.67 chains to a red oak on the Northeast side of State Highway No. 25, commonly called the Greenville-Hendersonville Road, said red oak being common corner of tracts 6 and 7, tract 6 now being owned by Nick Boone; thence N. 12 3/4 W. with ~~XXXXXXXXXXXXXXXXXXXX~~ said Highway 400 feet to an iron pin (pin located on the property line of the Highway right-of-way); thence running in a Northeasterly direction N. 67-12 E. a straight line to the beginning corner, and containing seven acres, more or less, and being the same conveyed to me by Millard P. Garland by deed recorded in the R. M. C. Office for Greenville County in Deed Book 654 at page 294.

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.

*Paid in full and satisfied this
2nd day of October, 1961
Savco Finance Corp.
Witnessed by: R. V. Hamlin
Supervisor
James D. Mc Kinney, Jr.*

*SATISFIED AND CANCELLED OF RECORD
3 DAY OF Oct. 19 61
Ollie J. Sussworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 3:29 O'CLOCK P. M. NO. 8712