

For Satisfaction to this Mortgage
 See R. E. M. Book 1142 page 109.

RECORDED AND INDEXED OF RECORD
 1st DEPT OF REVENUE
 Greenville, S. C.
 1-27-68 1142

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| MORTGAGEE (LICENSEE) Community Finance Corporation 200 E. North St. Greenville, SOUTH CAROLINA | | UNDERSIGNED BORROWER AUTHORIZES LENDER TO MAKE THE FOLLOWING DISBURSEMENTS FROM THE CASH ADVANCE, TO PROCURE THE INSURANCE FOR WHICH THE PREMIUMS ARE SHOWN HEREIN BELOW, AND SAID BORROWER ACKNOWLEDGES RECEIPT IN HAND OF THE AMOUNT SHOWN BELOW AS CASH TO BORROWER. | |
| | | Greenville County OFFICE NUMBER 39-012 | DISBURSEMENTS: TO LENDER FOR NET BALANCE DUE |
| REAL ESTATE MORTGAGE | | ON PRIOR ACCOUNT NO. 1679 \$ 1091.71 | |
| ACCOUNT NO. 2398 | | CHECK TO \$ | |
| DATE OF MORTGAGE 5-10-68 | | CHECK TO BOOK 1092 PAGE 232 \$ | |
| MORTGAGOR(S) (NAME AND ADDRESS) MR. & MRS. James BLACK, Andrew and Hortense 110 Odessa Street Greenville, S.C. | | CHECK TO \$ | |
| SPOUSE | | CHECK TO \$ | |
| DUE DATE D. 15th | | CHECK TO \$ | |
| AMOUNT OF NOTE \$ 1872.00 | | TOTAL COST OF AUTHORIZED INSURANCE \$ 224.64 | |
| SCHEDULE OF PAYMENTS NO. 36 NOS. x \$ 52.00 | | DOCUMENTARY STAMPS \$.76 | |
| FIRST PYMT DATE 6-15-68 | | OFFICIAL FEES \$ 2.00 | |
| MATURITY DATE 5-10-71 | | CR. LIFE INS. \$ 56.16 | |
| CASH ADVANCE \$ 1521.95 | | CR. A & H INS. \$ 56.16 | |
| INITIAL CHARGE \$ 30.44 | | PROPERTY INS. \$ 112.32 | |
| FINANCE CHARGE \$ 319.61 | | AMOUNT OF LOAN \$ 1872.00 | |
| DOCUMENTARY STAMPS \$.76 | | PRINCIPAL BORROWER'S SIGNATURE <i>Andrew Black</i> | |
| OFFICIAL FEES \$ 2.00 | | SECURITY FOR LOAN: Real Estate | |
| CR. LIFE INS. \$ 56.16 | | | |
| CR. A & H INS. \$ 56.16 | | | |
| PROPERTY INS. \$ 112.32 | | | |

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 State of South Carolina, to-wit: All that lot of land in G'ville Township, G'ville County, State of S. C. being known as lot #20 of Sterling College Park, as shown on plat thereof recorded in the RMC Office for G'ville County in Plat Book J at page 201, and having the following metes and bounds: BEGINNING at an iron pin at northwest corner of the intersection of Odessa St., and Estell St. said pin being in the southwest corner of Lot #20; thence N. 49-34 W. 101.5 feet along the West side of Estell St. to iron pin; thence S. 50-56 W. 28.6 feet to an iron pin at joint rear corner of lots 20 and 21; thence S. 39-04 E. 100 feet to iron pin at joint front corner of lots 20 and 21 on the north side of Odessa St.; thence N. 50-56 E. 47 feet along said street to an iron pin at the northwest corner of intersection of Odessa St. and Estell St.

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:

James C. Wilson (WITNESS)
Robert C. Wilson (WITNESS)

Hortense D. Black (Seal) (IF MARRIED, BOTH HUSBAND AND WIFE MUST SIGN) Sign Here
Andrew Black (Seal) (IF MARRIED, BOTH HUSBAND AND WIFE MUST SIGN) 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 13th day of May, A. D., 19 68

James C. Wilson (WITNESS)
 James C. Wilson, NOTARY PUBLIC FOR SOUTH CAROLINA
 My Commission Expires Jan. 1, 1971

This instrument prepared by Mortgagee named above.

RENUNCIATION OF DOWER

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.

Sworn to before me this 13th day of May, A. D., 19 68

Hortense D. Black (SIGNATURE OF MORTGAGOR'S WIFE)
James C. Wilson (WITNESS)
 My Commission Expires Jan. 1, 1971

Recorded May 13, 1968 at 3:53 P. M., #29329.