

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Robert D. Ward and Ellen C. Ward
(hereinafter referred to as Mortgagor) is well and truly indebted unto

Standard Home Improvement Co. Inc.

(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

Two Thousand Eight Hundred Fifty One and 80/100 Dollars (\$ 2851.80) due and payable
in eighty four (84) consecutive monthly installments of \$ 33.95 each. The first installment
due on January 5, 1964.

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

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, ~~and~~ 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, in Monaghan Mills Village, and being more particularly described as Lot No. 8, Section 3, as shown on a plat entitled "Subdivision for Victor - Monaghan Mills, Greenville, S. C.", made by Pickell and Pickell, Engineers, Greenville, S. C., on December 20, 1948, and recorded in the R.M.C. Office for Greenville County in Plat Book S, at Pages 179-181 inclusive. According to said Plat the within described Lot is known as No. 5 Poe Street (Avenue) and fronts thereon 70 feet.

ASSIGNMENT

November 19, 1963

For value received we do hereby assign, transfer and set over to United States Finance Company Inc., the within mortgage and the note which it secures.

Standard Home Improvement Co. Inc.

Witness William Belmont

H. Handley Albright

President

Witness Virginia W. Carley

Together with all and singular rights, members, herditaments, 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 TO THIS MORTGAGE SEE
SATISFACTION BOOK 2 PAGE 113

SATISFIED AND CANCELLED OF RECORD
DAY OF Sept. 1971
Oliver J. Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 117 O'CLOCK P. M. NO. 6597