

GREENVILLE
JUL 29 2 45 PM 1963
OLLIE FARNSWORTH
R.M.C.

ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, William F. & Dorothy Meder

(hereinafter referred to as Mortgagor) is well and truly indebted unto Community 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 five hundred twenty-eight and no/100, (528.00) Dollars (\$528.00) due and payable

Twenty-four consecutive monthly installments at \$22.00 each.

with interest thereon from date 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, 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

Known and designated as lot No. 105 of section 1 of Oak Crest as shown by a plat thereof made by C.C. Jones, engineer and recorded in the RMC office for Greenville County in plat Book GG, at pages 130 and 131 and having, according to said plat, the following metes & bounds:

Beginning at a point on the northern edge of Florida Ave. at the joint corners of lots 104 & 105 and running thence along the northern edge of Florida Ave., north 79-43 east 80 ft. to a point at the corner of Lot 106; thence a long the line of Lot 106; north 9-57 west 182.2 feet to a point at the rear corner of Lot 103; thence with the rear line of Lot 103, south 33-38 west 120.4 feet to a point at the corner of Lot 104; thence with the line of Lot 104, south 11-42 east 95.5 feet to the beginning corner.

This property is subject to the restrictions imposed on Section 1 of Oak Crest as recorded in the RMC office for Greenville County in Vol. 517, at page 28; vol 525, at page 385, and Vol. 527 at page 473.

This being the same property conveyed to us by A.F. Moore by deed dated June 1st, 1957 and recorded in the RMC office for Greenville County in deed book 578, at page 44.

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 R. C. M. Book 1130 page 265*

SATISFIED AND CANCELLED OF RECORD
1st DAY OF July 1963
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 2:52 O'CLOCK P. M. NO. 63