RECORDING FEE 1.00

FEB 27 1970
18995

FILED
FEB 27 1970
Mrs. O. [illegible]sworth
R. M. C.

BOOK 1149 PAGE 190

MORTGAGEE IS COMPANY CHECKED BELOW (South Carolina)

☐ Dial Finance Company of Columbia, 1501-A Hampton St., Columbia, S.C., Dial [illegible]	☐ Dial Finance Company of Charleston, [illegible] King St., Charleston, S.C., Dial [illegible]	XXXX Dial Finance Company of Greenville, [illegible] E. Coffee St., Greenville, S.C., Dial [illegible]
☐ Dial Finance Company of Anderson, Inc., [illegible] S. Main St., Anderson, S.C., Dial [illegible]	☐ Dial Finance Company of Spartanburg, Inc., 134 W. Main St., Spartanburg, S.C., Dial [illegible]	☐
☐		

REAL ESTATE MORTGAGE

1. Amount of Note			2664.00
2. Initial Charge	43.32		
3. Finance Charge	454.83		
4. Original Dollar Charge For Loan		(Minus)	498.15
5. Principal Amount of Loan Less Initial and Finance Charges			2165.85
6. Due Lender on Former Obligation	1390.28		
PAID BY CHECK TO 7. Tuck & Howell Repair Ser.	450.00		
8.			
9.			
10.			
11. Documentary Stamps	1.08		
12. Cost of Credit Life Insurance	79.92		
13. Cost of Credit Accident and Health Insurance	79.92		
14. Cost of Single Interest Household Goods Insurance	159.84		
15. Filing, Recording and Releasing Fees	3.00		
16. Total of Lines 6, 7, 8, 9, 10, 11, 12, 13, 14, and 15.		(Minus)	2164.04
17. Cash Received and Retained by Borrower			1.81

DATE OF NOTE AND THIS MORTGAGE	MONTHLY PAYMENT	FIRST PAYMENT DUE DATE	OTHERS SAME DAY OF EACH MONTH
2/16/70	$ 74.00	3/16/70	

FINAL PAYMENT DUE DATE	AMOUNT OF NOTE PAYABLE	NATURE OF SECURITY
2/16/73	IN 36 MONTHLY PAYMENTS	Household Gooods ~~Real Estate~~

MORTGAGORS: (NAMES AND ADDRESSES)

Odis D & Sara Rumsey
116 Wood Drive
Greer, S. C. 29651

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 and State of South Carolina, to-wit: All that lot of land in the county of Greenville,state of South Carolina on the southeast side of Wood Drive,and shown on plat made by H.S.Brockman,R.S., February8,1961 entitled Property of Otis D. Rumsey recordded in the RMC office for Greenville County in Plat Book VV Page 17 and having according to said plat,the following metes and bounds, courses and distances wit: Beginning at an iron pin on the sourtheast side of Wood Drive,which iron pin in 985 feet southeast from the southeast corner of the intersection of Wood Dr. and Waymon Smith Road,corner of Dan Greer lot;hence with the corner Southeast said of sdai Wood Dr. S.26-15 W. 154.5 E. 101.8 feet to an iron pin; thence N. 40-50 E. 21.7 feet to an iron pin, the rear joint corner of Lots Nos.60 and 61 of Wood land hgts, sub-division; thence with the joint line of said lots 39-19 E. 37.6 feet to an iron pin;thence with a new line accross lot 60N48-10E.99.8Ft. to an iron pin;thence of lot 59 thence with the [illegible]
26. [illegible]
... said 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:

Shirley Cason (WITNESS) — Otis D. Rumsey (Seal) Sign Here (IF MARRIED, BOTH HUSBAND AND WIFE MUST SIGN)

Audrey Abercrombie (WITNESS) — Sara Rumsey (Seal) Sign Here (IF MARRIED, BOTH HUSBAND AND WIFE MUST SIGN)

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.

Shirley Cason (WITNESS)

Sworn to before me this 16th day of February A. D., 1970

NOTARY PUBLIC FOR SOUTH CAROLINA

This instrument prepared by Mortgagee named above. MY COMMISSION EXPIRES DECEMBER 16, 1979

Account No. 924406

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.

Sara Rumsey

Given under my hand and seal this 16th day of February, 1970

(Seal) NOTARY PUBLIC FOR SOUTH CAROLINA

MY COMMISSION EXPIRES DECEMBER 16, 1979

THIS CERTIFIES $1.08 IN DOC. STAMPS HAVE BEEN AFFIXED TO THE NOTE ACCOMPANYING THIS MORTGAGE

Recorded February 27, 1970 at 10:30 A.M. # 18995