



BOOK 1267 PAGE 559

REAL ESTATE MORTGAGE (Prepare in Triplicate)

ORIGINAL-RECORDING DUPLICATE-OFFICE COPY TRIPPLICATE-CUSTOMER

STATE OF SOUTH CAROLINA COUNTY OF Greenville



First Payment Due Date	Final Payment Due Date	Loan Number	Date of Note	No. of Monthly Payments	Amount of Each Payment	Filing, Recording and Releasing Fees
3-29-73	2-29-78	3023	2-12-73	60	117.00	5.34
Auto Insurance None	Accident and Health Ins. Premium None	Credit Life Ins. Premium 351.00	Cash Advance (Total) 5161.78	Initial Charge 51.61	Finance Charge 1806.61	Amount of Note (Loan) 7020.00

MORTGAGORS
(Names and Addresses)

Jimmy E. Quinn
Doris A. Quinn
17 Springfield Ave.
Greenville SC

MORTGAGEE
COMMERCIAL CREDIT PLAN
INCORPORATED

Greenville

SOUTH CAROLINA

NOW KNOW ALL MEN, That the said Mortgagors in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Mortgagee according to the terms of said note, and also in consideration of the further sum of Three Dollars, to them the said Mortgagors in hand well and truly paid by the said Mortgagee at and before the signing of these Presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released and by these Presents do grant, bargain, sell and release unto the said Mortgagee the following described Real Estate, viz:

Beginning at an iron pin on the Eastern side of Springfield Avenue at the joint front corner of Lots Nos. 35 and 36 and running thence with the line of Lot No. 36 N. 69-42 E. 139 feet to a point in the center of a branch; thence running in a Southerly direction with the center line of said branch at the line 115 feet, more or less, to a point at the joint rear corner of Lots Nos. 34 and 35 with the line of Lot No. 34; thence S. 69-42 W. 83.7 feet to an iron pin on the Eastern side of Springfield Avenue; thence with the Eastern side of Springfield Avenue N. 20-18 W. 100 feet to the point of beginning.

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the Premises before mentioned unto the said mortgagee, its successors and Assigns forever. And they do hereby bind their Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said mortgagee, its successors and Assigns, from and against their Heirs, Executors, Administrators and Assigns and every person whomsoever lawfully claiming or to claim the same or any part thereof.

The mortgagor does hereby covenant and agree to pay promptly when due all taxes and assessments that may be levied or assessed against said real estate, and also all judgments or orders or that may become a lien thereon, and in default thereof in case of insurance.

and maintain insurance in the amount sufficient to cover this mortgage herein upon all buildings and in the event of fire or other casualty the mortgagee shall be entitled to the proceeds of such insurance without deduction of the amount of the mortgage debt and the lien of the mortgage shall remain in full force and effect.

And if at any time any part of said debt, or interest and profits of the above described premises to the said Circuit Court of said State, may, at chambers or otherwise collect said rents and profits, applying the net proceeds thereof to the payment of the mortgage debt, without liability to account for anything.

AND IT IS AGREED, by and between the said parties that in full satisfaction of the mortgage herein provided for, the whole amount of the debt secured by this mortgage shall be paid to the mortgagee.

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PROVIDED ALWAYS, nevertheless, and it is the true intent and meaning of the parties of these Presents, that when the said mortgagor, do and shall well and truly pay or cause to be paid unto the said mortgagee the debt or sum of money aforesaid, with interest thereon, if any be due, according to the true intent and meaning of said note, then this deed of bargain and sale shall cease, determine, and be utterly null and void, otherwise to remain in full force and virtue.