

STATE OF SOUTH CAROLINA
COUNTY OF

JAN 29 3 57 PM 1968

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:
OLLIE FARNSWORTH
R.M.C.

WHEREAS, Charles F. Gandy, V. F. W. Post NO. 6734

(hereinafter referred to as Mortgagor) is well and truly indebted unto The Southern Bank And Trust Company of Greenville, South Carolina

(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 Three Hundred Fifty Nine Dollars and Eighty Cents Dollars (\$2,359.80) due and payable in thirty six (36) equal installments of Sixty Five Dollars and Fifty Five Cents (\$65.55) per month, commencing the 2nd day of February, 1968, and each consecutive month thereafter until paid in full, with Interest at Six Percent (6%) per annum, with the payments to be applied first to Interest and then to Principal.

with interest thereon from date at the rate of Six per centum per annum, to be paid: Monthly

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, Gantt Township, and being about one mile South of Gantt off the Public Road, on the North side of a new Street, hereafter called Jeff Street, and having the following metes and bounds to wit:

BEGINNING on an iron pin on the North bank of Jeff Street, joint front corner of Lot No. 8 and 9, then running with Lot No. 9 N. 58 W. 150 feet to an iron pin joining other property of Grantor; thence with said property S. 3 E. 75 feet to an iron pin still with property of Grantor, thence S. 58 E. 150 feet to the bank of Jeff Street, thence with said Street N. 3, W. 75 feet to the beginning corner.

SHOWN as Lot 8 on Plat of property of Jeff Ware, Plat Book SS at Page 198, dated April 16, 1959; and shown on Block Book of Auditor's Office as being in Tax District 156-Sheet WG 6.1-Block 1-Lot 86.

AND

ALL that certain piece, parcel or lot of land, situate, lying and being in the State of South Carolina, County of Greenville, in Gantt Township, as shown on a Plat of the property of Charles F. Gandy Post No. 6734, by Jones Engineering Services, dated June 11, 1966, recorded in Plat Book NNN at Page 173, in the office of the R. M. C. for Greenville County, and having according to said Plat the following metes and bounds to wit:

BEGINNING at an iron pin on Jeff Street at joint corner with Lot No. 8 and the Cannon Lot and running thence N. 88-40 W. 145 feet along the Cannon line and beyond to an iron pin; thence N. 14-40 E. 77 feet to an iron pin; thence S. 58-00 E. 150 feet along the line of Lot No. 8 to an iron pin, the beginning corner, and being in the shape of a triangle.

THE property conveyed herein is a portion of the Jefferson Ware Estate as noted in Apartment 859, File 6, in the Office of the Probate Judge for Greenville County. The Grantors and Seward Ware acquired Title under the Will of Jefferson W. Ware, Seward Ware subsequently died intestate leaving the Grantors herein as his sole heirs at law.

THIS Note and Mortgage is made pursuant to a duly held Meeting of the Post, wherein, by Resolution this Loan was authorized and the Commander, Quartermaster, and Adjutant directed to give security as required therefor for the Post.

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.