

MAY 12 2 19 PM '69

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE FARNSWORTH R.M.C. MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, John D. Gillespie

(hereinafter referred to as Mortgagor) is well and truly indebted unto Linwood B. Brumbach

(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 One Thousand and No/100-----

----- Dollars (\$1,000.00---) due and payable (\$50.00) Fifty dollars per month commencing June 1, 1969 through December 1st, 1969 and a balloon payment of the balance, plus interest on January 1, 1970.

with interest thereon from date at the rate of 7% per centum per annum, to be paid: annually

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, being shown as Lot No. 7 and 8 on plat of property of L. L. Bates, recorded in the RMC Office for Greenville County, S. C. in Plat Book Y, Page 47 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northwest side of Ackley Street at the joint front corner of Lots 6 and 7 and runs thence along the line of Lot No. 6, N. 28-20 W. 229.8 feet to an iron pin; thence N. 61-40 E. 120 feet to an iron pin; thence along the line of Lot No. 9, S. 28-20 E. 235.4 feet to an iron pin on the Northwest side of Ackley Street; thence along Ackley Street S. 64-30 W. 120.6 feet to the beginning corner.

This mortgage being subject to a first lien in favor of Fidelity Federal Savings & Loan Association, its present balance being \$6,179.13. Such mortgage having been dated 6/30/67, recorded in Mortgage Book 1062, Page 182 in the R.M.C. Office of Greenville County.

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.