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GREENVILLE CO. S. C.

BOOK 1149 PAGE 563

STATE OF SOUTH CAROLINA

MAR 9 2 26 PM '70

MORTGAGE OF REAL ESTATE

COUNTY OF GREENVILLE

OLLIE FARNSWORTH  
R. H. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, we, James W. Gillespie and Ada S. Gillespie,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Abney Mills Greenville Federal Credit Union,

(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

Four Thousand - - - - - Dollars (\$4,000.00) due and payable in monthly installments of Sixty-Six Dollars and Sixty-Seven (\$66.67) Cents, each, commencing on the 6th day of April, 1970, and on the 6th day of each month thereafter, until paid in full, plus

MOB Interest thereon from date at the rate of seven 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 Mortgagee 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 more particularly described as Lot No. 419 (four hundred and nineteen), Section 2, as shown on plat entitled "Subdivision for Abney Mills, Brandon Plant, Greenville, S.C.", recorded in the R.M.C. Office for Greenville County, in Plat Book QQ, at page 56 to page 59. According to said plat the within described lot is also known as No. 4 Ross Street and fronts thereon 100 feet.

This is the same property conveyed to the mortgagors by deed from Charles J. Gillespie and Margie P. Gillespie, by deed dated December 28th, 1964, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 764, at page 211.

Together with all and singular rights, members, hereditaments, 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.