

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

AUG 28 10 42 AM 1968

BOOK 1101 PAGE 357

## MORTGAGE OF REAL ESTATE

OLLIE FARNSWORTH  
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, Gus Kondros

(hereinafter referred to as Mortgagor) is well and truly indebted unto **Tony Sabbatino**(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 **thirty-five hundred and no/100-----**  
----- Dollars (\$ **3,500.00** ) due and payable

one year from this date,

with interest thereon from date at the rate of **five** per centum per annum, to be paid: **at maturity,**

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, ~~his heirs and assigns forever~~  
~~XXXX~~ his heirs and assigns forever:

"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, and in Gantt Township, , containing 50 and 1/4 acres, more or less, as shown on plat made by C. M. Furman Jr., Engineer, dated January 16, 1923, and recorded in the R. M. C. Office for Greenville, County in Plat Book B at page 121 and having the following metes and bounds, to-wit:

BEGINNING at a persimmon tree in line of property now or formerly of Boniface, and running thence S. 11 W. 16.80 chains to a stone; thence N. 75 1/2 E. 5.12 chains to a stone; thence N. 71 1/2 E. 20.16 chains to a stone; thence N. 6 1/2 E. 11.70 chains to a stake on road; thence along said road 18 chains to the beginning corner, LESS HOWEVER Lots Nos. 1, 2, 3, 4, 5, 6, 7, 8, 9 and 10 and 11 as shown on plat of Property of Gus Kondros prepared by Dalton and Neves in April, 1956, with addition in August 1957 and which plat is recorded in the R. M. C. Office for Greenville County in Plat Book LL at page 129; and LESS HOWEVER lot of land designated as Lot No. 12, which lot was conveyed by Gus Kondros to Mary P. Singleton by deed dated in December, 1967, and recorded in the R. M. C. Office for Greenville County; and LESS HOWEVER the County Road as shown on said plat and the County Road as shown on a plat of said Lot No. 12 which is also recorded in the said R. M. C. Office for Greenville County.

For deed to mortgagor see Deed Book 288, at page 317.

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.

Paid in full 1/6/69

O. Sabbatino

Tony Sabbatino

witnessed by Philip R. Herman

SATISFIED AND CANCELLED OF RECORD

21 DAY OF Jan. 1969

Ollie Farnsworth

R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 12:01 O'CLOCK P. M. NO. 17197