

MAY 23 1 25 PM '69

MORTGAGE

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)
OLLIE FARNSWORTH
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN: We, Bobby R. Gault and

Eva B. Gault, (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto LAURENS FEDERAL SAVINGS AND LOAN ASSOCIATION, LAURENS, S. C. (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 Five Thousand and No/100

DOLLARS (\$ 5,000.00), with interest thereon from date at the rate provided for in said note, said principal and interest to be repaid as therein stated, except that the final payment of principal and interest shall be due on

June 1, 1979

and

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 purpose;

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, lying on the Southern side of South Carolina Highway 69, about three (3) miles North of Princeton, and shown as a tract containing 4.97 acres, more or less, on a plat of property of Clara Mae Bailey, recorded in the R.M.C. Office for Greenville County in Plat Book 00 at Page 458, and having according to said plat the following metes and bounds:

BEGINNING at a concrete marker on the Southern side of South Carolina Highway 69 and running thence due South 837 feet to an iron pin; thence due West 264.6 feet to an iron pin; thence N. 15-15 W. 514.7 feet to an iron pin on Southern side of South Carolina Highway 69; thence with the side of said highway the following courses and distances; N. 58-45 E. 217.3 feet to an iron pin; N. 53-10 E. 125.5 feet to an iron pin; N. 44 E. 100 feet to an iron pin and N. 33-05 E. 109.3 feet to the concrete marker at the point of beginning.

This is a portion of the property conveyed to Clara Mae Bailey by deed recorded in the R.M.C. Office for Greenville County in Deed Book 672 at Page 155. And the identical property conveyed to Bobby R. Gault and Eva B. Gault by deed of Clara Mae Bailey, dated December 31, 1964, and recorded in the R.M.C. Office for Greenville County in Deed Book 764 at page 475, on the 5th day of January 1965."

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and any other equipment or 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.