

USL—FIRST MORTGAGE ON REAL ESTATE

MORTGAGE

State of South Carolina

COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: The Church of God, Greer, S.C.

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto GREER FEDERAL SAVINGS AND LOAN ASSOCIATION, GREER, 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

Seventy-five Hundred ----- DOLLARS (\$ 7500.00 ), with interest thereon from date at the rate of six (6%) per centum per annum, said principal and interest to be repaid as therein stated, 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, Chick Springs Township, in the City of Greer, being triangular in shape and lying between Pelham Street and South Trade Street, and extending from the intersection of said streets and between the same for a distance of approximately 170 feet southward, being known and identified as the lot upon which the Church building is located.

Also, all that other parcel or lot of land adjoining that above described and lying on the south side of the same, extending from Pelham Street on the west side to South Trade Street on the east side, being Lots Nos. 3, 4, 5 and 6 on a plat of the Mrs. L.E. Greenland, re-platted for J.L. Grimshawe, recorded in Plat Book "B", page 38, R.M.C. Office for Greenville County, and being the same conveyed to the said Church of God by deed of Homer Elmore, to be recorded herewith.

Also, all that other certain or lot of land situated on the east side of South Trade Street in the City of Greer, County and State aforesaid, designated as Lot No. 3 of the Marchant Place according to survey and plat by R.E. Dalton, Surveyor, dated November 5, 1914, recorded in Plat Book "C", page 196, R.M.C. Office for Greenville County, and being the same property conveyed to the said Church of God of Greer, S.C., by deed of L.V. Jones, recorded in Deed Book 245, page 284, R.M.C. Office for said County.

This mortgage and the note secured hereby were authorized by the said Church of God, Greer, S.C., in a conference held on July 18, 1954, by authority of the State Overseer, and the Trustees herein named were authorized and directed to execute the necessary papers.

This mortgage is subject to that already hold by the Greer Federal Savings and Loan Association over a portion of the property described herein.

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.

RECORDED AND INDEXED IN BOOK 406 PAGE 406  
JULY 20 1954  
B. E. G. FORRESTER, CLERK  
AR. 11/11/54