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USL—FIRST MORTGAGE ON REAL ESTATE

RECORDED

1958 MAR 25 PM 2:52

R. M. C.

OLLIE FARMWORTH
MORTGAGE

State of South Carolina

COUNTY OF Spartanburg
COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: Pelham Baptist Church of Pelham, S.C., by its authorized chairman of Board of Deacons and Treasurer, Virgil Smith and J.P. Dempsey, respectively, (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 Fifteen Thousand -----

DOLLARS (\$ 15,000.00), 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, Butler Township, being all of Lots Nos. 4 and 5 on plat of H.J. Lanford property made by H.S. Brockman, Surveyor, November, 1929, having the following courses and distances: BEGINNING at an iron pin on the west side of the Greer-Pelham Road, corner of Pelham School Road, and runs thence N. 58 W. 206 feet to a stake on school line; thence S. 31-20 W. 114.4 feet to a stake; thence S. 58-43 E. 206 feet to a stake on said road; thence N. 31-20 E. 112.4 feet to the beginning, and being all of that property described in deed Book 363, page 11, R.M.C. Office for Greenville County.

ALSO, ALL of that other lot of land in Reidville Township of Spartanburg County, South Carolina, in the Pelham Mill Village, having the following courses and distances: BEGINNING on an iron pin on the west side of "H" Street, corner of Lot No. 29 on Pelham Mills Village plat, and runs thence N. 61-28 W. 200 feet to an iron pin; thence S. 33-08 W. 145 feet to an iron pin at rock wall; thence S. 41-28 E. 93 feet to a point at intersection of streets; thence N. 76-16 E. 122 feet to an iron pin on west side of "H" Street; thence N. 48-23 E. 100 feet to the beginning, being shown on a plat of property of the Pelham Mills Village, and being all of that property described in Deed Book 9-Q, page 307, R.M.C. Office for Spartanburg County.

This mortgage and note it secures are executed pursuant to a Resolution which was unanimously adopted by the congregation of the Pelham Baptist Church on March 16, 1958, after due notice of meeting of the congregation to be held for the purpose of authorizing the chairman of the Board of Deacons and Treasurer of the Church to execute this mortgage and note on behalf of the congregation.

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.