

MAR 23 3 43 PM 1961

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SECOND BAPTIST CHURCH

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

WHEREAS, the Mortgagor is well and truly indebted unto FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, GREENVILLE, 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 Eight Thousand and No/100 ----- DOLLARS (\$ 8000.00), with interest thereon from date at the rate of six-----(6%) per centum per annum, said principal and interest to be repaid in monthly installments of Eighty and No/100 ----- Dollars (\$ 80.00) each on the first day of each month hereafter until the principal and interest are fully paid; each payment to be applied first to payment of interest and then to payment of principal, 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, including advances made by the Mortgagee on other or no security:

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, on the southern side of Choice Street, in the City of Greenville, being more particularly described as follows:

BEGINNING at an iron pin on the southern side of Choice Street and running thence S. 34-44 W. 176 feet to an iron pin; thence N. 75-28 W. 21.3 feet to pin; thence N. 1-53 W. 55 feet to an iron pin at corner of lot conveyed to the mortgagor by Camperdown Company, Inc., by deed recorded in Deed Book 225, Page 252; thence with the line of said lot and other property now or formerly owned by Camperdown Company, Inc., N. 16-54 E. 154.5 feet to stake; on Choice Street; thence with the southern side of Choice Street S. 68-35 E. 55.1 feet to pin; thence continuing S. 46-01 E. 150 feet to the beginning corner.

Being all of the property conveyed to the Riverside Baptist Church (now Second Baptist Church) by two separate deeds, recorded in Deed Book 4, Page 436, and Deed Book 225, Page 252, LESS, HOWEVER, A SMALL TRIANGULAR LOT taken from the rear of the lot first mentioned.

This mortgage is executed pursuant to a resolution adopted at a meeting of the congregation held on the 5th day of March, 1961.

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.

SATISFIED AND CANCELLED OF RECORD
5 DAY OF Sept. 19 69
Olivia Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 3:56 O'CLOCK P. M. NO. 5706

PAID AND SATISFIED IN FULL
THIS 29 DAY OF August 19 69
FIDELITY FEDERAL SAVINGS & LOAN ASSO.
BY Vance W. Coline Jr. *Loan Service Officer*
WITNESS:
Barbara Shaw
Nancy T. McKeown