



# State of South Carolina

## MORTGAGE OF REAL ESTATE

COUNTY OF Greenville

To All Whom These Presents May Concern:

A. B. Batson, J. M. Jackson, B. J. Greene, John Cornell, Ozey Hicks and James Barnett, as Trustees for Travelers Rest Methodist Church, Travelers Rest, South Carolina, for former names of church see NOTE below, SEND GREETINGS:

WHEREAS, I/we the aforesaid mortgagor(s) in and by my/our certain promissory note, in writing of even date with these presents am/are well and truly indebted to FIRST FEDERAL SAVINGS & LOAN ASSOCIATION OF GREEN-

VILLE, in the full and just sum of Fifty Thousand and no/100 (\$50,000.00) Dollars (or for future advances which may be made hereunder at the option of said Association, which advances shall not exceed the maximum amount stated herein and shall be evidenced by a subsequent promissory note or notes se-

cured hereby), said note to be repaid with interest at the rate specified therein in installments of \_\_\_\_\_

Four Hundred Eight and 55/100 (\$408.55) Dollars upon the first day of

each and every calendar month hereafter in advance, until the full principal sum, with interest, has been paid, such monthly payments to be applied first to the payment of interest, computed monthly on the unpaid principal balances, and then to the payment of principal. The last payment on said note, if not paid earlier and if not subsequently extended, will be due and payable 15 years after date. The note further provides that if at any time any portion of the principal or interest due thereunder shall be past due and unpaid for a period of thirty (30) days, or failure to comply with any of the By-Laws of said Association, or any of the stipulations of this mortgage, the whole amount due under said note, shall, at the option of the holder, become immediately due and payable, and the holder may sue thereon and foreclose this mortgage; said note further providing for ten (10%) per centum attorney's fee beside all costs and expenses of collection, to be added to the amount due on said note, and to be collectible as a part thereof, if the same be placed in the hands of an attorney for collection, or if said debt, or any part thereof, be collected by an attorney, or by legal proceedings of any kind (all of which is secured under this mortgage); as in and by said note, reference being thereunto had, will more fully appear.

NOW KNOW ALL MEN, That I/we, the said mortgagor(s) in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, according to the terms of said note, and also in consideration of the further sum of Three Dollars to me/us the said mortgagor(s) in hand well and truly paid by the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, at and before the signing of these presents (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, the following described property, to-wit:

"All that certain piece, parcel or lot of land, with all improvements thereon, or to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, lying on the southwestern side of U. S. Highway No. 276, Geer Highway at Travelers Rest, South Carolina and having, according to a plat prepared by Terry T. Dill, Registered C. E. & L. S., being recorded in the R. M. C. Office for Greenville County in Plat Book EEE, Page 97, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of U.S. Highway No. 276 at the corner of property of Stokes-Farnham and running thence with U. S. Highway No. 276, N. 47-05 W. 100 feet to an iron pin on the southeastern side of Church Road; thence with the southeastern side of said Road, S. 26-25 W. 163.7 feet to an iron pin on the right-of-way of the Greenville & Northern Railroad; thence with said Railroad, S. 30-05 E. 83 feet to an iron pin at the corner of Stokes-Farnham property; thence with said line, N. 35-15 E. 183 feet to the beginning corner. Together with all of my right, title and interest in and to the Church Road adjacent to the northwest of said lot as appears on said plat, and also all of my interest in and to the G. & N. Railroad property located immediately to the rear of said lot as appears on the above mentioned plat.

ALSO: All those pieces, parcels or lots of land situate, lying and being in the State of South Carolina, County of Greenville, lying adjacent to and on the western side of the right-of-way of the Greenville & Northern Railroad, being known and designated as Lots Nos. 1 and 2 as shown on a plat prepared by Terry T. Dill, R. L. S. dated October 27, 1961 and recorded in the R. M. C. Office for Greenville County in Plat Book EEE, Page 99, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western edge of the right-of-way of the Greenville & Northern Railroad and running thence S. 88-45 W. 586.5 feet to an iron pin; thence N. 26-30 W. 200 feet to an iron pin; thence N. 63-30 E. 510 feet to an iron pin on the western edge of the right-of-way of the Greenville & Northern Railroad; thence with said right-of-way, S. 28-35 E. 246 feet to an iron pin; thence continuing with said