

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
NOV 10 11 09 AM 1964

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

OLLIE FARNSWORTH
R. M. C.

WHEREAS, We, Board of Trustees, The Second Presbyterian Church,

(hereinafter referred to as Mortgagor) is well and truly indebted unto **The Peoples National Bank of Greenville, 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

Forty Thousand and No/100-----Dollars (\$40,000.00) due and payable
Due and payable as follows: Payable at the rate of Two Thousand and No/100 (\$2,000.00)
Dollars semi-annually on January 15 and July 15 of each year plus accrued interest due at
the rate of five and one-fourth (5 1/4%) per cent at each installment; first payment to begin
July 15, 1965 with the privilege to pre-pay in whole or in part at any time without penalty.

with interest thereon from date at the rate of 5 1/4 per centum per annum, to be paid semi-annually

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 purposes:

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, City of Greenville on the northern side of Rhett Street, at the corner of Rhett and River Street and having the following metes and bounds, to-wit: BEGINNING at a point at the intersection of Rhett and River Street and running thence along the northern side of Rhett Street S. 71-45 W. 218.4 feet to an iron pin; thence N. 20-27 W. 190.97 feet to a point; thence N. 71-45 E. 36 feet to a point; thence N. 26-05 W. 43.75 feet to an iron pin in a ditch; thence N. 72-37 E. 70 feet to a four foot oak on a corner; running thence N. 78-51 E. 210.4 feet to a point on the western side of River Street; thence with the western side of said Street S. 3-37 W. 223.1 feet to a point on the northern corner of Rhett and River Street, the point of beginning. ALSO, All that piece, parcel and lot of land with all buildings and improvements thereon situate on the North side of Rhett Street in the City of Greenville, State of South Carolina, being the front portion of Lot 14, Section 1, Page 71 of the City Block Book and having the following description: BEGINNING at an iron pin on the North side of Rhett Street, corner with a lot now or formerly owned by Sarah Little and Ella Little and running thence N. 17-50 W. 49.5 feet to an iron pin; thence N. 21-30 W. 141.5 feet to an iron pin; thence N. 70-55 E. 36 feet; thence along the line of the property of the Second Presbyterian Church N. 19-45 W. 29.6 feet more or less to an iron pin in line of property now or formerly of Charles Gower; thence with the line of that lot S. 71-43 W. 68 feet more or less to an iron pin; thence S. 18-10 E. 222 feet to an iron pin on Rhett Street; thence with the North side of Rhett Street N. 71-15 E. 44.4 feet to the point of beginning.

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

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

PAID AND SATISFIED IN FULL THIS

THE 1 DAY OF March 1966

THE PEOPLES NATIONAL BANK
GREENVILLE, SOUTH CAROLINA

Asst.
Pres.
Cashier

Marshall C. Pickens

WITNESS

Bobby J. Lister

Pawnee Watson

SATISFIED AND CANCELLED OF RECORD

2 DAY OF March 1966

Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 11:46 O'CLOCK A. M. NO. 25184