

GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE }

JUN 12 11 44 AM '69

BOOK 1128 PAGE 307

OLLIE FARNSWORTH MORTGAGE OF REAL ESTATE

R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Trustees of First Assembly of God

(hereinafter referred to as Mortgagor) is well and truly indebted unto

First Piedmont Bank and Trust Company

(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

Thirty-Two Thousand and No/100-----Dollars (\$ 32,000.00 ) due and payable

as follows: \$4,000.00 due and payable one year from date; \$5,000.00 due and payable two years from date; \$6,000.00 due and payable three years from date; \$7,000.00 due and payable four years from date; and the balance thereon due five years from date

with interest thereon from date at the rate of 8 per centum per annum, to be paid: 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, being known and designated as Lots Numbers 1 and 2 and an unnumbered lot directly behind Lots 1 and 2 as shown on the plat of the Property of James M. Edwards preparing by Dalton and Neves dates April, 1948, and having the following metes and bounds to wit:

LOTS 1 AND 2: BEGINNING at an iron pin on the eastern side of Highway Number 29, running thence S. 47-08 E. 325 feet to an iron pin; running thence N. 42-52 E. 200 feet to an iron pin; running thence N. 47-08 W. 325 feet to an iron pin on the right-of-way of Highway Number 29; running thence with said right-of-way S. 42-52 W. 200 feet to the point of beginning.

UNNUMBERED LOT: BEGINNING at an Iron pin on the southwestern corner of Lot Number 1, running thence S. 47 E. 175 feet to an iron pin in line of property owned by Margaret Neal; running thence N. 43 E. 200 feet to an iron pin; running thence N. 47 W. 175 feet to an iron pin at the corner of Lot Number 2 now owned by J. R. Gaines; running thence with the lines of Lots 1 and 2, S. 43 W. 200 feet to the beginning corner.

Together with all and singular rights, members, hereditaments, 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.