

GREENVILLE

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BOOK 1225 PAGE 495

OLLIE PARKS WORTH
R.M.C.

Fountain Inn Federal Savings & Loan Association

Fountain Inn, South Carolina

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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MORTGAGE
Of Real Estate

TO ALL WHOM THESE PRESENTS MAY CONCERN:

New Forksville Baptist Church

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

WHEREAS, the Mortgagor is well and truly indebted unto FOUNTAIN INN FEDERAL SAVINGS AND LOAN ASSOCIATION OF Fountain Inn, 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 **Twelve Thousand and 00/100** -----

DOLLARS (\$ **12,000.00**), with interest thereon from date at the rate of **Eight (8%)** per centum per annum, said principal and interest to be paid 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, and

WHEREAS, the unpaid balance of said debt or debts, if not sooner paid, shall be due and payable.

April 1, 1987

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 hereby grant, bargain, sell and release unto the Mortgagee, its successors and assigns.

All that 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, Dunklin**

Township, and containing 5.33 Acres, more or less, and being more particularly described as follows:

- (1) One (1) Acre more fully described in Deed of F. M. Austin to the mortgagor, dated October 27, 1883, and recorded in the R.M.C. Office for Greenville County in Deed Book 00, Page 694.
- (2) Two (2) Acres more fully described in Deed of J. E. Knight to mortgagor, dated June 30, 1894, recorded in the R.M.C. Office for Greenville County in Deed Book AAA, Page 512.
- (3) Two & One-Third (2-1/3) Acres more fully described in deed of Tinie Austin, J. B. Austin and Ethel Scott to mortgagor dated November 19, 1912, recorded in the R.M.C. Office for Greenville County in Deed Book 18, Page 155.

ALL three (3) of the foregoing recorded references are incorporated as a part hereof for a complete description.

(4) BEGINNING at a stake 3x old, in the road, North of said Church; thence S. 28-1/4 E., 3.89 to a stake, 3x new; thence S. 67-1/4 W., 6.71 to a stake, 3x new, in the Southeastern edge of the road; thence S. 36-1/2 W., 3.48 to a stake, 3x old; thence N. 69 E., 3.97 to a stone, 3x old; thence N. 73-1/4 E., 3.45 to a stake, 3x old in the field; thence N. 1 W., 3.27 to a peach tree 3x old; thence N. 28 W., 4.47 to a dead pine 3x old; thence S. 71-1/2 W., 2.66 to the beginning. Bounded on the two (2) first lines by Church lot and on all other sides by J. E. Knight.

Tract No. 4 being the same property as conveyed to the mortgagor by deed recorded in Book 528, Page 428, and contains portions of tracts 1, 2 and 3, as such was conveyed by mortgagor to trustees of Chandler School District No. 1-E, recorded in Book 85, Page 255, and then re-conveyed to the mortgagor as above stated.