

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, The Long Branch Baptist Church of Greenville, South Carolina
(hereinafter referred to as Mortgagor) is well and truly indebted unto The Southern Bank And Trust Company
of Greenville, South Carolina, Its Successors And Assigns,

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are in-
corporated herein by reference, in the sum of Six Thousand Two Hundred Seventy Two & 88/100

Dollars (\$ 6,272.88) due and payable
in Twenty Four (24) Monthly Installments of Two Hundred Sixty One & 37/100
(\$261.37), commencing on the First Day of June, 1974, and on the same date
of each successive month thereafter until paid in full.

with interest thereon from _____ at the rate of _____ per centum per annum, to be paid: Monthly

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, in Gantt Township, being Lot 20 as shown
on a Plat being a revision of Lots 18, 19 and 20, of Jaynes Knoll by Carolina
Engineering & Surveying Company, dated June 3, 1968, the said Plat being of
record in Plat Book YYY at Page 79, Office of the R. M. C. for Greenville
County; being the same conveyed to the Mortgagor by Dorothy Davis Miller by
Deed recorded in the R. M. C. Office for Greenville County in Deed Volume 848
at Page 559; wherein a detailed description is set out.

ALSO: ALL that piece, parcel or lot of land situate, lying and being in
the State of South Carolina, County of Greenville, within the Corporate limits
of the City of Greenville, lying on the Western side of Bolt Street (formerly
known as Sullivan's Alley) and having, according to a Plat, made by Dalton &
Neves, Engineers, entitled "Property of C. S. Allen, Jr., dated July, 1942 and
revised July, 1947, the following metes and bounds; and being the identical
property conveyed to the Trustees of Long Branch by three separate Deeds, the
first being from E. Inman, Master, by Deed dated August 24, 1934, recorded in
the R. M. C. Office for Greenville County in Deed Volume 177 at Page 39; the
second being by Deed of C. S. Allen, Jr., dated March 28, 1947, recorded in
Deed Volume 309 at Page 396, and the third being from Deed of C. S. Allen, Jr.,
dated March 24, 1953, recorded in Deed Volume 475 at Page 164, reference to
said Deeds being made to show the three separate descriptions of the Church
property which descriptions are described in the Deeds mentioned in the
aggregate herein.

THIS is a Third Mortgage and a Junior Lien to a Mortgage given to The
First Federal Savings and Loan Association of Greenville, South Carolina, as
noted in Mortgage Volume 1163 at Page 597, dated August 17, 1970, in the
original amount of \$51,000.00; And to a Second Mortgage given to The Southern
Bank and Trust Company at Volume 1299 at Page 347, in the original amount of
\$7,864.56, dated January 9, 1974.



Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or apper-
taining, and all of 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 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.

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