

WHEREAS,

WAYNE T. GILSTRAP

hereinafter referred to as Mortgagor, is well and truly indebted unto THE PALMETTO BANK

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-ONE THOUSAND AND 00/100----- Dollars \$31,000.00 due and payable

AS PROVIDED IN THE AFORESAID NOTE WHICH IS INCORPORATED HEREIN BY REFERENCE

with interest thereon from date at the rate of _____ as provided in Note _____ as provided in said Note

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 Mortgagee 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, within the corporate limits of the City of Greenville and being described as follows: BEGINNING at an iron pipe on the southern side of Prentiss Avenue, corner of lot 2, Block M, 141.9 feet from the east side of Elm Street and running thence along the line of Lot 2, S. 44-33 E., 180 feet to an iron pipe at the rear; thence along the rear N. 45-27 E., 72 feet to an iron pipe; thence along the line of Lot 4, N. 44-33 W., 180 feet to an iron pipe on the southern side of Prentiss Avenue; thence along the southern side of Prentiss Avenue, S. 45-27 W., 72 feet to the point of beginning, said lot being known and designated as Lot 3, Block M. of Property of O. P. Mills, according to plat recorded in the RMC Office for Greenville County in plat book C at page 176.

ALSO: BEGINNING at an iron pipe on the rear line of lot 3, Block M, 150 feet from the east side of Elm Street and running thence along the rear line of lot 3, N. 45-27 E., 39.9 feet to an iron pipe, corner of lot 16; thence along the line of lot 16, S. 50-50 E., 40 feet to an iron pipe; thence along the rear line of lot 17, S. 36-37 W., 44.7 feet to an iron pipe; thence parallel to Elm Street, N. 44-33 W., 46.6 feet to the point of beginning; said lot being a portion of lot 20, Block M of Property of O.P. Mills as shown on plat thereof, recorded in the RMC Office for Greenville County in plat book C at page 176.

This is the identical property conveyed to the mortgagor by deed of The Second Presbyterian Church of Greenville, Inc., recorded of even date herewith.



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, whosoever lawfully claiming, by same or any part thereof.

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