

North St.
Greenville

MORTGAGE OF REAL ESTATE - Law Offices of Thomas C. Brissey, P. A.,
GREENVILLE, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

NOV 16 11 07 AM '75
DONNE S. TANKERSLEY
R.H.C.

MORTGAGE OF REAL ESTATE BOOK 1383 PAGE 70

TO ALL WHOM THESE PRESENTS MAY CONCERN:

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WHEREAS, Meadow Fork Baptist Church

(hereinafter referred to as Mortgagor) is well and truly indebted unto SOUTHERN 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 Five Thousand Five Hundred Thirty Five and No/100----- Dollars (\$ 5,535.00) due and payable

according to the terms thereof said note being incorporated herein by reference.

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

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 Highland Township, containing 4 acres, more or less, and being on the waters of Mush Creek and being a short distance north of Mush Creek on a County road and having the following metes and bounds, to-wit:

BEGINNING at an iron pin in the center of a county road at the corner of property of John McCauley, and running thence S 87-30 W 418.44 feet to an iron pin; thence S 3 E 411.2 feet to an iron pin; thence N 87 E 445 feet to an iron pin in the center of said county road; thence along the center of said county road, N 11-15 W 204 feet to an iron pin; thence along the center of said Road, N. 7-30 W 209.2 feet to an iron pin.

This being the same property conveyed unto the Mortgagor herein by deeds from S. F. McCauley, et al in Deed Book 133, at page 598 and from School District of Greenville County in Deed Book 519, at page 182. It is intended to describe all of the property owned by said Church even though the metes and bounds may be approximate. The deeds were recorded April 4, 1931 and February 24, 1959. The address of the Mortgagee is: P. O. Box 544, Travelers Rest, S. C. 29690.

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SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP
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Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, 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 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.

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