

STATE OF SOUTH CAROLINA FILED
 COUNTY OF GREENVILLE GREENVILLE CO. S. C. MORTGAGE OF REAL ESTATE

Dec 7 3 04 PM To All Whom These Presents May Concern:

Whereas: DONNIE S. TANKS TEMPLE BAPTIST CHURCH
 R.M.C.

(hereinafter referred to as Mortgagor) is well and truly indebted unto ULYSS L. WEST and HAZEL W. WEST

(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-SEVEN THOUSAND FIVE HUNDRED AND NO/100----- Dollars (\$ 37,500.00) due and payable
 in five (5) annual installments of Seven Thousand Five Hundred (\$7,500.00) Dollars, plus interest
 at the rate of seven and one-half (7 1/2%) per cent per annum on the declining balance, to be
 computed and paid annually, the first payment to be due December 1, 1977,

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

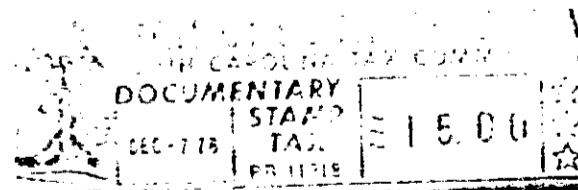
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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 the Town of Simpsonville, being shown and designated on plat entitled "Survey for Temple Baptist Church", dated November 30, 1976, prepared by Piedmont Engineers, Architects & Planners, and having according to said plat, the following metes and bounds, to wit:

BEGINNING at an old iron pin on the Northeasterly edge of Garrison Road at the joint front corner with Lot No. 1 of WOODCLIFF Subdivision and running thence with the edge of Garrison Road, the following metes and bounds, to wit: N. 0-27 W., 130.38 feet to an iron pin; thence N. 2-08 E., 50 feet to an iron pin; thence N. 8-22 E., 50 feet to an iron pin; thence N. 16-31 E., 50 feet to an iron pin; thence N. 23-17 E., 50 feet to an iron pin; thence N. 28-05 E., 50 feet to an iron pin; thence N. 33-53 E., 50 feet to an iron pin; thence N. 38-12 E., 197.09 feet to an iron pin; thence N. 29-52 E., 58.69 feet to an iron pin; thence N. 24-49 E., 109.80 feet to an iron pin; thence N. 30-16 E., 61 feet to an iron pin; thence leaving said Garrison Road and running along property of Johnny O. Gresham S. 59-18 E., 356 feet to an old iron pin; thence continuing with said Gresham line S. 61-30 E., 298.85 feet to an old iron pin in line of Lot No. 10 of Woodcliff Subdivision; thence along line of Woodcliff Subdivision, S. 63-32 W., 994.72 feet to the beginning corner, containing 7.01 acres, more or less.

Being the same property conveyed to the mortgagor herein by deed of Ulyss L. West and Hazel W. West of even date herewith, to be recorded, and the same property conveyed to Ulyss L. West and Hazel W. West by deed of W. G. Stokes, dated April 8, 1955, recorded April 18, 1955 in the RMC Office for Greenville County in Deed Volume 523 at page 190.



THIS IS A PURCHASE MONEY MORTGAGE

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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