

Mortgagees' Address: James M. Waddell and
Ola M. Waddell, Route 1, Box 263,
Marietta, SC 29661

MORTGAGE OF REAL ESTATE—Office of Love, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.

1404 43

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: MARIETTA FIRST BAPTIST CHURCH

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

WHEREAS, the Mortgagor is well and truly indebted unto JAMES M. WADDELL and
OLA M. WADDELL

(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 FORTY-FIVE THOUSAND AND

NO/100 ----- DOLLARS (\$45,000.00),

with interest thereon from date at the rate of eight per centum per annum, said principal and interest to be repaid: \$1,000.00 per month, including principal and interest computed at the rate of eight (8) per cent per annum on the unpaid balance, the first payment being due after the present indebtedness on the church sanctuary is retired, but in no event no later than three (3) years from date for the beginning of said monthly payments, interest to be computed and paid monthly from the date of this Mortgage.

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:

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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, on the eastern side of U. S. Highway No. 276 and on the western side of Batson Street in the County of Greenville, State of South Carolina, being shown as Lot containing 2.58 acres on plat of the property of Marietta First Baptist Church, dated June 13, 1977, prepared by W. R. Williams, Jr., Engineer, recorded in Plat Book 6E at page 33 in the RMC Office for Greenville County, and having according to said plat the following metes and bounds, to-wit:

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BEGINNING at an iron pin on the eastern side of U. S. Highway No. 276 at the corner of property now or formerly belonging to Bates and running thence with U. S. Highway No. 276, N 25-45 E 63.4 feet to an iron pin; thence still with said highway N 20-39 E 250.1 feet to an iron pin at the corner of a private drive; thence with said drive S 69-03 E 345.4 feet to an iron pin on the western side of Batson Street; thence with said street S 23-09 W 349.4 feet to an iron pin at the corner of the Bates property; thence with the Bates property N 62-54 W 338.3 feet to the point of beginning.

This is the same property conveyed to the mortgagor by deed of Daisy S. Hoke and R. E. Hughes, to be recorded herewith.

RECORDED
PB. 11213

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.

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