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DONNIE S. TANKERSLEY
R.M.C.

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First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Rupert Elliott, Robert Clayton and R. D. Wilson as Trustees for Bethel Baptist Church (hereinafter referred to as Mortgagor)
SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto CAROLINA FEDERAL SAVINGS AND LAON ASSOCIATION OF GREENVILLE, P. O. Box 10148, Greenville, South Carolina, 29603, (hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note(s) of even date herewith, the terms of which are incorporated herein by reference, in the sum of Four Hundred Fifty Thousand and no/100ths DOLLARS (\$450,000.00), with interest thereon as provided in said promissory note(s), said principal and interest to be paid as therein stated, and

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 purpose, and

WHEREAS, the unpaid balance of said debt or debts, if not sooner paid, shall be due and payable May 1, 1998.

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 to secure the performance of all the covenants, conditions, stipulations and agreements contained herein and/or in any other document given by the Mortgagor to the Mortgagee in connection therewith, 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 piece, parcel or lot of land situate, lying and being in Greenville County, South Carolina, being known and designated as Lot No. 17, Pine Grove Heights Subdivision, at plat of which is recorded in the RMC Office for Greenville County in Plat Book Y at Page 87, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southerly side of Sulphur Springs Road at the joint front corner of Lots 16 and 17 and running thence with the said side of Sulphur Springs Road N. 66-30 E., 136 feet to an iron pin; thence S. 34-52 E., 80.9 feet to an iron pin; thence S. 25-30 W., 80 feet to an iron pin; thence N. 58-17 W., 160.4 feet to an iron pin the point of beginning.

This is the same property conveyed to the mortgagors herein by deed of J. Frank Williams recorded in the RMC Office for Greenville County on January 13, 1977 in Deed Book 1049 at Page 628.

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