

State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

Northwood Baptist Church by its duly elected Trustees

hereinafter called

the Mortgagor(s). SEND GREETING:

WHEREAS, the said Mortgagor(s) in and by its certain promissory note in writing, of even date with these Presents, it is well and truly indebted to BANK OF GREER, GREER, S. C., hereinafter called Mortgagee, in the full and just sum of

--Two Hundred Twenty-five Thousand and no/100ths (\$225,000.00) - DOLLARS, to be paid in monthly installments of \$1,988.37 commencing on the 10th day of the month following completion of construction, and on the 10th day of each month thereafter until principal and interest shall have been paid in full, except if not sooner paid final installment shall be due and payable 20 years from date with interest thereon from date at the rate of 8.75 per centum per annum, to be computed and paid monthly until paid in full; all interest not paid when due to bear interest at the same rate as principal; and if any portion of principal or interest be at any time past due and unpaid, the whole amount evidenced by said note to become immediately due, at the option of the holder hereof, who may sue thereon and foreclose this mortgage; and in case said note should be placed in the hands of an attorney for suit or collection the Mortgagor(s) agree(s) to pay all costs and expenses including a reasonable amount as attorneys' fees, this to be added to the mortgage indebtedness, and to be secured under this mortgage as a part of said debt.

NOW KNOW ALL MEN, That the said Mortgagor(s), in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Mortgagee according to the terms of the said note, and also in consideration of the further sum of Three Dollars to the said Mortgagor(s) paid by the said Mortgagee at and before the signing of these Presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said Mortgagee,

ALL that piece, parcel or lot of land in Oneal Township, County of Greenville, State of South Carolina, about two miles northwest of the City of Greer bounded on the north and west by Holliday Road, on the south by Ansel School Road, on the east by A. R. Hawkins and Lot No. 2 on plat hereafter referred to, and having the following courses and distances, to-wit:

BEGINNING on an iron pin on the north side of Ansel School Road, joint corner with Lot No. 2 on plat, and runs thence along the line of Lot No. 2, N. 2-40 E. 300 feet to an iron pin on line of A. R. Hawkins; thence, with his line, N. 87-20 W. 20 feet to an iron pin, new corner; thence, with the Hawkins line, N. 2-40 E. about 280 feet to an iron pin on the south side of the Holliday Road; thence, along and with the margin of said road, S. 57-12 W. about 242 feet to an iron pin; thence, continuing with the margin of said road, S. 49-52 W. 338 feet and S. 53-36 W. 210 feet to an iron pin, old corner; thence, S. 57-50 E. 150 feet to an iron pin on the north side of Ansel School Road; thence, therewith S. 87-20 E. 500 feet to the beginning, containing 4.70 acres, more or less, and being the greater portion of Lot No. 1 as shown on plat made for Fred W. Garner by H. S. Brockman, Surveyor, August 24, 1956, a small portion of Lot No. 1 having been conveyed to Allan R. Hawkins.

ALSO, ALL that other parcel or lot of land adjoining that above described, lying in the intersection of the Ansel School Road and a County Road, near the Old Ansel School, Oneal Township, Greenville County, South Carolina, shown on a plat made for Lee R. Wood, et al., by Terry T. Dill, Surveyor, dated January 10, 1963, and having the following courses and distances, to-wit:

BEGINNING on a nail in the center of the County Road, corner with Grantee's other property, and runs thence, S. 87-45 W. along road 295 feet to a nail in the intersection of roads; thence, along the Ansel School Road, N. 51-08 E. 64 feet to a nail in the intersection of road; thence along the Ansel School Road in a northeasterly direction about 140 feet to an iron pin, corner of Grantee's other property; thence, with line of Grantee's other property, S. 57-24 E. 174 feet to the beginning containing 30/100 of an acres, more or less.

DERIVATION: See deed of The First Baptist Church of Greer, Inc. to Allan R. Hawkins, Wm. P. Gelzer and Dean Hudson, Trustees of Northwood Baptist Church as recorded August 14, 1963, in Deed Book 730 at Page 24 in the R.M.C. Office for Greenville County, South Carolina.

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