

Mortgagee: c/o T. E. Jones & Sons
104 S. Main Street
Simpsonville, S.C. 29681

FILED
STATE OF SOUTH CAROLINA GREENVILLE CO. S. C.
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

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TO ALL WHOM THESE PRESENTS MAY CONCERN:

DONNIE S. TANKERSLEY
R.M.C.

WHEREAS, SIMPSONVILLE UNITED METHODIST CHURCH

(hereinafter referred to as Mortgagor) is well and truly indebted unto PAUL GERALD JONES

(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 THOUSAND AND 00/100----- Dollars (\$ 40,000.00) due and payable

IN FOUR ANNUAL INSTALLMENTS OF \$10,000.00 EACH,
WITH THE FIRST PAYMENT DUE ONE YEAR FROM DATE
AND DUE EACH YEAR ON THE SAME DATE UNTIL PAID IN FULL

with interest thereon from date at the rate of eight per centum per annum, to be paid: ANNUALLY WITH INSTALLMENT

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,

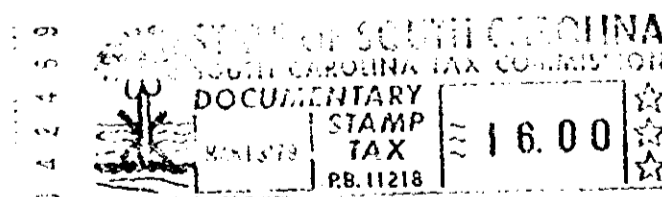
Austin Township, in the Town of Simpsonville, bounded by the lands now or formerly of Paul G. Jones, on the north and now or formerly known as the Nash land on the south, said lot located at number 205 S. Main Street, Simpsonville, South Carolina, and described as follows:

BEGINNING at a pin on the corner of the said lot, adjoining the Nash land on S. Main Street and running generally E. 200 feet to the corner of the Nash land at Hedge Street; thence running 115 feet generally North to corner adjoining the land of Paul G. Jones; thence 200 feet generally West to the front corner of Paul G. Jones land on S. Main Street; thence 115 feet generally South to the beginning corner, and being the identical property conveyed to Paul Gerald Jones by deed of Paul G. Jones, recorded in the RMC Office for Greenville County in deed book 621 at page 373 on April 14, 1959.

ALSO: ALL that piece, parcel or lot of land in Austin Township, State and County aforesaid, in the Town of Simpsonville, being a lot fronting on Hedge Street, with frontage of 115.5 feet, and a back lot line of approximately 115 feet, which lot also backs up to and shares rear property line with the above described 205 S. Main Street property. Said lot on Hedge Street being one of the lots inherited by the said Paul Gerald Jones from the Estate of Paul Goodwin Jones, as can be seen in Apartment 1085, File 14.

The above properties are the identical ones conveyed to the mortgagor by deed of Paul Gerald Jones, to be recorded of even date herewith.

The above properties are now shown on the Block Book records of Greenville County, S.C. as one lot, fronting on S. Main Street and continuing through to Hedge Street.



Together with all and singular rights, members, herditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all 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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