

GREENVILLE CO. S. C.  
AUG 27 3 05 PM '82  
DONNIE S. TANKERSLEY

ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, GOWENSVILLE BAPTIST CHURCH, by its Trustees and their successors in office: W. E. Branyon, John M. Barton and D. B. Williams, Jr. (hereinafter referred to as Mortgagor) is well and truly indebted unto Northwestern Bank, a North Carolina Bank whose address is P. O. Box 1518 Tryon, North Carolina 28782

(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 Fifty Five Thousand and No/100----- Dollars (\$ 55,000.00 ) due and payable in sixty (60) monthly installments of One Thousand Three Hundred Sixteen and 51/100 (\$1,316.51) Dollars each with the first such installment due and payable October 11th 1982 and a like amount thereafter until paid in full.

with interest thereon from date at the rate of 15% per centum per annum, to be paid: as above stated.

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 accounts 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, ~~whereafter constructed thereon~~, situate, lying and being in the State of South Carolina, County of Greenville, containing 2.76 acres, more or less, as shown upon plat made for Lois C. Harrison by J. Q. Bruce, RLS, dated December 15, 1966 and recorded in Plat Book 4-0 at page 366 in the RMC Office for Greenville County. The above described property more particularly described as follows:

BEGINNING on an old iron pin, located on S. C. Hwy. 11 and running N 84-05 E 175 feet to iron pin; thence S 34-30 E 452.5 feet to old iron pin; thence S 84-05 W 430 feet to iron pin; thence N with said S. C. Hwy. 14 N 16-00 W 400 feet to iron pin point of beginning. For more complete and particular description reference is hereby made to the above referred to plat and record thereof.

This being the same property which was conveyed to the Mortgagor by deed recorded in Deed Book 811 at page 343 in RMC Office for Greenville County and by a corrected deed to be recorded herewith. The Trustees of the Gowensville Baptist Church hereby execute this mortgage pursuant to the authority given to them by the Church at a duly called meeting held on July 18, 1982.

RECORDED IN GREENVILLE COUNTY S. C.  
AUG 27 1982  
22.00

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Together with all and singular rights, members, heritaments, 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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