

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE S.C.
JUL 1 4 00 PM '83

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, NEW GOLDEN GROVE UNITED METHODIST CHURCH

(hereinafter referred to as Mortgagor) is well and truly indebted unto ROBERT L. FLANAGAN and DIANE P. FLANAGAN
Rt 6 Box 615 PIEDMONT SC 29673

(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

THREE THOUSAND NINE HUNDRED ----- Dollars (\$ 3,900.00) due and payable
\$50.00 on August 1, 1983 and a like amount on the first day of each and every month thereafter until the entire indebtedness is paid in full; said installments to be applied first in payment of interest and the balance to principal;

with interest thereon from date at the rate of 8% per centum per annum, to be paid: monthly

The Mortgagor has the right to repay the entire amount on this mortgage at any time without penalty.

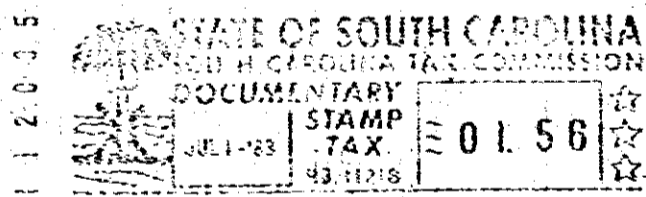
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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, the Mortgagee's heirs, 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, near Piedmont, S. C. containing 0.92 acres as shown on plat made by R. B. Bruce, RLS June 17, 1983 and recorded in the RMC Office for Greenville County in plat book 7-U page 76, and having the following metes and bounds, courses and distances, to-wit:

Beginning at an old nail & cap in Old Bessie Road, corner of property now or formerly of R. L. & D. P. Flanagan, and running thence N. 20-25 E. 218.8 feet to an iron pin on New Bessie Road, thence with New Bessie Road S. 68-02 E. 187.3 feet to an old iron pin in line of property now or formerly of Intex Products, Inc.; thence with line of said property S. 9-00 E. 147.8 feet to OPP in Old Bessie Road; thence with Old Bessie Road N. 87-42 W. 273.4 feet to old nail & cap, the point of beginning.

This is a portion of the property conveyed to mortgagor by mortgagee by deed of even date herewith to be recorded.



Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging 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 now or hereafter attached, connected, or fitted thereto in any manner: it being the intention of the parties hereto that all 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.