

MORTGAGE OF REAL ESTATE BY A CORPORATION *FILED 1576 PAGE 22*
 STATE OF SOUTH CAROLINA *79 350 000*
 COUNTY OF GREENVILLE *2000*
 MORTGAGE OF REAL ESTATE BY A CORPORATION
 TO ALL WHOM THESE PRESENTS MAY CONCERN

WHEREAS, Corporation of the Presiding Bishop of The Church of Jesus Christ of Latter-day Saints, a Utah Corporation Sole, a corporation chartered under the Laws of the State of South Carolina (hereinafter referred to as Mortgagee) is well and truly indebted unto *Clyde E. Ross*

(hereinafter referred to as Mortgagor) as evidenced by the Mortgagor's promissory note of this date herewith, the terms of which are incorporated herein by reference, in the sum of

Twenty Thousand and No/100 *17555* Dollars (\$20,000.00) due and payable

on January 3, 1983, *Jan 13 1983*

with interest thereon from date at the rate of *12%* per annum, to be paid at maturity.

WHEREAS, the Mortgagee may hereafter become indebted to the said Mortgagor for such further sums as may be advanced to or for the Mortgagee's account for taxes, insurance premiums, public improvements, repairs, or for any other purposes;
 NOW, KNOW ALL MEN, That the Mortgagee, in consideration of the sum of Twenty Thousand Dollars (\$20,000) in hand paid by the Mortgagor, and also in consideration of the further sum of *17555* Dollars (\$17,555) to the Mortgagee in hand paid by the Mortgagor at and before the sealing and delivery of these presents, full receipt whereof is hereby acknowledged, the Mortgagee has granted, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagor, 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*

ALL that certain piece, parcel or tract of land, situate, lying, and being in the County of Greenville, State of South Carolina, and being the greater portion of Lot 3 on a plat of property prepared by *David C. Kirk*, R.L.S., October 5, 1959, and which said plat is recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book AAA, at Page 163, and according to a more recent survey prepared of said property by *David C. Kirk*, R.L.S., June 14, 1982, and which said plat is recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 9-D, at Page 24, having the following courses and distances, to-wit:

See plat with the north and the day of January 83
 BEGINNING at a nail in or near the center of Bolling Springs Road, joint corner with property now or formerly belonging to Inez Ross Jones, Jones, thence with the common line with said Inez Ross Jones, N. 62-14 E. 363.5 feet to an old iron pin, said property now or formerly belonging to James Ralph Vaughn; thence running with the common line with the said James Ralph Vaughn, S. 64-12 E. 263.5 feet to an iron pin, thence running with the common line with property now or formerly belonging to George M. Ross, S. 37-46 E. 154.1 feet to an old iron pin; thence continuing with the common line with the said George M. Ross, S. 60-07 W. 551.5 feet to a nail in or near the center of Bolling Springs Road; thence running with the said Road N. 24-14 W. 482.1 feet to a nail, in or near the center of said Road; thence continuing with said Road, N. 23-00 W. 340 feet to a nail in or near the center of said Road, the point of beginning.

This is the same property conveyed by Deed of *Clyde E. Ross* dated July 23, 1982 and recorded herewith.

Together with all and singular rights, members, hereditaments, and appurtenances in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had thereon, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or fitted thereon 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 Mortgagee 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 Mortgagee further covenants to warrant and defend to and against the said premises unto the Mortgagee forever, to and against the Mortgagee and all persons whomsoever lawfully claiming the same or any part thereof.

Handwritten signatures and notes:
 - *Clyde E. Ross* (Mortgagor)
 - *James S. [unclear]* (Mortgagee)
 - *17555*
 - *12%*
 - *Jan 13 1983*
 - *See plat with the north and the day of January 83*
 - *400 9 44121801*
 - *FILED 1576 PAGE 22*
 - *79 350 000*
 - *2000*
 - *GREENVILLE*
 - *JAN 18 2 28 PM '83*
 - *NON RESIDENT TAKE*
 - *ACTY*
 - *5 JAN 18 1983*

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