

NOV 1 1984

VOL 1689 PAGE 701

State of South Carolina,

MORTGAGE

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

Eastview Baptist Church, by its authorized Board of Deacons

in the State aforesaid, hereinafter called the Mortgagor, sends greetings.

As used herein the word "Mortgagor" shall mean the maker of this mortgage and shall include one or more persons, partnerships, or corporations as the context may require, and the word "Company" shall mean Southern Mutual Church Insurance Company, Columbia, S. C., its successors and assigns.

WHEREAS, the Mortgagor is well and truly indebted unto Southern Mutual Church Insurance Company, a South Carolina corporation, as evidenced by Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of **Eighty-Nine Thousand Three Hundred Thirty-Nine and 10/100** (\$ 89,339.10 ) Dollars, with interest from date at the rate therein provided, until paid; said principal and interest to be paid in monthly installments and applied as therein provided, which note further provides, among other things, that upon default in payment of any installment for a period of one (1) month, the Company may, at its option, declare the full amount due thereunder immediately due and payable, together with a reasonable sum as an attorney's fee if placed in the hands of an attorney, and this mortgage enforced for payment thereof; and,

WHEREAS, this mortgage is given to secure the principal indebtedness as hereinabove set forth, and any additional sums hereinafter loaned by Southern Mutual Church Insurance Company to Mortgagor, as evidenced by said promissory note and any subsequent notes payable in accordance with the terms and conditions therein set out, including any advances necessary for the protection of the security, costs and attorney's fee, all of which are also secured by this mortgage, the total amount of existing indebtedness, and FUTURE ADVANCES outstanding at any one time not to exceed the sum of \$

Now, KNOW ALL MEN BY THESE PRESENTS, That the said Mortgagor, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to Southern Mutual Church Insurance Company, according to the terms of the said note, and also, in consideration of the further sum of Three (\$3.00) Dollars to the said Mortgagor in hand well and truly paid by Southern Mutual Church Insurance Company, 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 Southern Mutual Church Insurance Company, its successors and assigns:

(1) All that certain piece, parcel or lot of land in Oaklawn Township, Greenville County, State of South Carolina, lying on the eastern side of Greenville County, State of South Carolina, lying on the eastern side of Greenville Road, containing 1.68 acres, more or less, and more fully represented by a plat made by William F. Lee, dated July 5, 1911, to which reference may be had and being the same property conveyed to the Trustees of School District #4.G by deed recorded in Deed Vol. 13, at Page 296.

(2) All that certain piece, parcel or tract of land in Oaklawn Township, Greenville County, State of South Carolina, lying on the eastern side, of Greenville Road, containing .30 acres and more fully represented by a plat made by William F. Lee, dated July 5, 1911, to which reference may be had for a more definite description and being the same property conveyed to the Trustees of School District #4.5 by deed recorded in Deed Vol. 13, at Page 371.

(3) All that certain piece, parcel or lot of land situate in Oaklawn Township, Greenville County, State of South Carolina, containing 1 acre, more or less, and having the following metes and bounds.

BEGINNING at the southwest corner of the present school lot (Eastview School) thence along the line of said school lot 6.55 chains to stake xn; thence S. 1-1/8 W. 1.58 chains to stone xn; thence N. 85-1/4 W. 6.62 chains to corner in center of road; thence along center of said road 1.58 chains to the beginning corner, being the same property conveyed to the School District of Greenville County by deed recorded in Vol. 127, at Page 216.

These are the same pieces, parcels or lots of land conveyed unto the Deacons of Eastview Baptist Church by deed of the School District for Greenville County, South Carolina, dated September 26, 1962 of record in Deed Book 709, at Page 541, and by Quit-Claim Deed of the School District for Greenville County, South Carolina, dated January 20, 1966, in Deed Book 795, at Page 552.

(CONTINUED ON BACK)

GCTO -----1 NO1484 049

4.0000