

APR 12 4 15 PM 1980

USL—FIRST MORTGAGE ON REAL ESTATE

BOOK 1028 PAGE 13

MORTGAGE

State of South Carolina

COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: Barney L. Babb, Carl H. Newton and Harold E. Thompson, Sr., as Trustees of The John Calvin Presbyterian Church, Inc., Greenville, South Carolina, (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto GREER FEDERAL SAVINGS AND LOAN ASSOCIATION, GREER, S. C., (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 Seventy Thousand

DOLLARS (\$70,000.00), with interest thereon from date at the rate of Six (6%) per centum per annum, said principal and interest to be repaid as therein stated, and

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 purpose;

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, on Parker Road near the City of Greenville, being bounded by Parker Road, Avery Street, Nicholas Street and Lilly Street, and being shown as Lots Nos. 1 through 6 on a revised plat of property of O.V. Hunt Estate, said revised plat being of record in the R.M.C. Office for Greenville County in Plat Book DDD, page 145, the original plat being of record in the same office in Plat Book XX, page 15, and having, according to the revised plat, the following courses and distances:

BEGINNING on the north side of Avery Street where chord of circle from Parker Road ends; thence S. 55-40 W. 300.3 feet to point on Avery Street; thence N. 10-40 W. 35.4 feet along chord of the circle to point on Nicholas Street; thence N. 34-20 W. along Nicholas Street 267 feet to point; thence N. 11-04 E. 35.2 feet along chord of circle to point on Lilly Street; thence N. 56-27 E. along Lilly Street 271.5 feet to point; thence N. 45-07 E. still along Lilly Street 78.35 feet to point thereon; thence along chord of circle S. 86-09 E. 28.8 feet to point on Parker Road; thence along Parker Road, S. 25-59 E. 288.1 feet to point thereon; thence S. 14-50 W. along chord of circle 37.9 feet to point on Avery Street at point of beginning.

This is the same property conveyed to the mortgagors herein by Barney L. Babb, et al., Trustees of the Monaghan Presbyterian Church, Greenville, S.C., by deed recorded in Deed Book 795, page 193, R.M.C. Office for Greenville County.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.

FOR SATISFACTION TO THIS MORTGAGE SEE SATISFACTION BOOK 20 PAGE 657

SATISFIED AND CANCELLED OF RECORD
3 DAY OF Jan. 1974
Bennie S. Tankersley
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 11:07 O'CLOCK 8. M. NO. 16908