

MORTGAGE OF REAL ESTATE  
STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

FILED  
GREENVILLE CO. S. C.  
OCT 5 3 05 PM '71

BOOK 1208 PAGE 647

EDWARDS & McPIERSON, Attorneys at Law  
Greenville, S. C. - Greer, S. C.

MORTGAGE OF REAL ESTATE

OLLIE FARNSWORTH TO ALL WHOM THESE PRESENTS MAY CONCERN:  
R. M. C.

WHEREAS, Milford Scott, Ronnie Lawson and Milton Smith as Trustees for the Conestee Church of God of Prophecy (hereinafter referred to as Mortgagor) is well and truly indebted unto Ronald K. Edwards and Hazel D. Edwards, d/b/a Edwards & Edwards

(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

Two Thousand Four Hundred----- Dollars (\$ 2,400.00 ) due and payable

at the rate of \$48.67 per month, beginning 30 days from date and each month thereafter for 60 months

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

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, 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, in the village formerly known as the Mill Village of the Reedy River Mfg. Co. fronting on a Street south east of Old McAbee Mill Road and a distance therefrom about 100 yards and having the following metes and bounds to wit:

BEGINNING at an iron pin on said Street, thence S. 41 3/4 W. 100 feet to an iron pin; thence with a line perpendicular to this line, 100 feet to an iron pin; thence with a line parallel with said street, 100 feet to an iron pin; thence 100 feet to the beginning corner, containing 20/86 of an acre, more or less, and being designated on the block book as No. 419-9-1.

ALL that piece, parcel or lot of land located in Greenville County, State of South Carolina, being shown and designated as lot No. 24 on a plat designated as Conestee, Plat No. 3, prepared by Madison H. Woodward and recorded in Plat Book Y at page 121 in the R.M.C. Office for Greenville County.

Together with all and singular rights, members, hereditaments, 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.