

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

REC'D
S.C.
AUG 21 1982
ASLEY

WHEREAS, we, T. B. Atkinson and William Knight as Trustees of Buncombe Road Baptist Church (hereinafter referred to as Mortgagor) is well and truly indebted unto Leonard R. Summey, 225 Courtney Circle, Greenville, S.C. 29609

(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 Seven Thousand and No/100-----

----- Dollars (\$ 7,000.00****) due and payable in twenty-four (24) monthly installments of Three Hundred, Thirty-six and 10/100 (\$336.10) Dollars, commencing on the 23rd day of August, 1982, to be applied first to interest and then to principal and continuing thereafter until paid in full;

with interest thereon from date of Note at the rate of 14 % per centum per annum, to be paid: as outline in note

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

ALL that piece, parcel of lot of land situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lots 52,53, and 54 as shown on a plat of Casa Loma Estates recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book S, at page 65, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the North-ern side of Courtney Circle, joint front corner of Lots Nos. 51 and 52, and running thence with the joint line of said lots N. 22-55 E. 144.3 feet to an iron pin; thence along the rear line of Lot No. 50 N. 55-26 E. 124.7 feet to an iron pin; thence along the rear line of Lots Nos. 84 and 83 S. 23-10 E. 114.5 feet to an iron pin; thence along the rear line of Lots Nos. 83 and 82 S. 67-05 E. 80 feet to an iron pin; thence along the joint line of Lots Nos. 54 and 55 S. 22-55 W. 170 feet to an iron pin on the Northern Side of Courtney Circle; thence along the Northern side of Courtney Circle N. 67-05 W. 230 feet to an iron pin, the point of beginning.

This being the same property that was conveyed to the mortgagor by deed of Alvin H. Phillips as recorded in Deed Book 524 at page 62, recorded on April 26, 1955.

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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 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.

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