

MORTGAGE OF REAL ESTATE—Offices of Price & Poag, Attorneys at Law, Greenville, S. C.

FILED
GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE JOHN S. TANNERLEY MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

DORFMAN BAPTIST CHURCH (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto THE FIRST BAPTIST CHURCH, GREENVILLE, 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

TWO HUNDRED THOUSAND AND NO/100 ----- DOLLARS (\$ 200,000.00)

due and payable in 180 consecutive monthly payments of One Thousand Eight Hundred Fifty-Four and 03/100 Dollars (\$1,654.03), on the 10th day of each and every month, beginning November, 1974, payments applied first to interest and then to principal, until paid in full, with the right to anticipate in part or in full at anytime without penalty,

with interest thereon from date at the rate of seven and one-half (7 1/2%) per centum per annum, to be paid: Monthly.

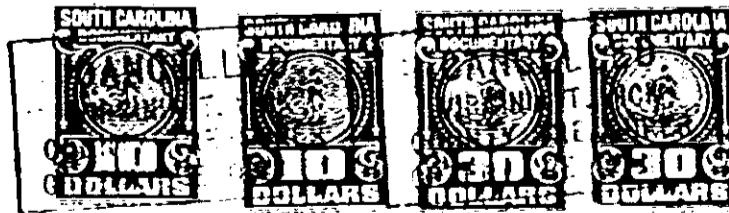
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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,

ALL that piece, parcel or lot of land situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, having, according to a plat prepared by Piedmont Engineering Service, dated June, 1953, revised January, 1954, entitled "First Baptist Church, Greenville, S. C.", and recorded in the R. M. C. Office for Greenville County in Plat Book 63, at Page 177, the following metes and bounds:

BEGINNING at a point at the Southwestern corner of the intersection of South Laurens Street and West McBee Avenue and running thence with the Southwestern side of West McBee Avenue, N. 71-33 W. 193.2 feet to a point at the Southeastern corner of the intersection of West McBee Avenue and River Street; thence with the Southeastern side of River Street, S. 19-0 W. 314.7 feet to a point at the Northeastern corner of the intersection of River Street and West Court Street; thence with the Northeastern side of West Court Street S. 71-54 E. 194.1 feet to a point at the Northwestern corner of the intersection of West Court Street and South Laurens Street; thence with the Northwestern side of South Laurens Street, N. 18-50 E. 313.6 feet to the point of beginning; less, however, that triangular strip of land at the corner of West McBee Avenue and River Street, containing 928 square feet, conveyed by The First Baptist Church to the South Carolina State Highway Department.



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.

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