

APR 20 11 55 AM 1953

State of South Carolina,

COUNTY OF GREENVILLE

OLLIE FAIRSWORTH;
R.M.C.

WE, M. J. COOPER, JAMES FREEMAN, & T. B. BARNES, as TRUSTEES of
GROVE BAPTIST CHURCH, Greenville County, S. C., SEND GREETING:
WHEREAS, we the said M. J. Cooper, James Freeman, & T. B. Barnes, as
Trustees of Grove Baptist Church, Greenville County, S. C.

in and by our certain promissory note in writing, of even date with these presents do well and truly in-
debted to THE FIRST NATIONAL BANK of GREENVILLE, Greenville, S. C.

in the full and just sum of Twenty-five Thousand and no/100 - - - - -
(\$ 25,000.00 DOLLARS, to be paid at said bank in Greenville, S. C., together with
interest thereon from date hereof until maturity at the rate of five (5%) per centum per annum,

said principal and interest being payable in monthly installments as follows: Interest only
to be paid May 1, 1953, June 1, 1953, and on the 1st day of each month

Beginning on the 1st day of June, 1953, and on the 1st day of each month thereafter the sum of \$ 265.18, to be applied on the
interest and principal of said note, said payments to continue up to and including the 1st day of April
1958, and the balance of said principal and interest to be due and payable on the 1st day of May
1958; the aforesaid monthly payments of \$ 265.18 each are to be applied first to
interest at the rate of five (5%) per centum per annum on the principal sum of \$ 25,000.00 or
so much thereof as shall, from time to time, remain unpaid and the balance of each monthly pay-
ment shall be applied on account of principal.

All installments of principal and all interest are payable in lawful money of the United States of America; and in the
event default is made in the payment of any installment or installments, or any part hereof, as therein provided, the same shall
bear simple interest from the date of such default until paid at the rate of seven (7%) per centum per annum.

And if any portion of principal or interest be at any time past due and unpaid, or if default be made in respect to any con-
dition, agreement or covenant contained herein, then the whole amount evidenced by said note to become immediately due,
at the option of the holder thereof, who may sue thereon and foreclose this mortgage; and in case said note, after its maturity
should be placed in the hands of an attorney for suit or collection, or if before its maturity, it should be deemed by the holder
thereof necessary for the protection of its interests to place, and the holder should place, the said note or this mortgage in the hands
of an attorney for any legal proceedings, then and in either of said cases the mortgagor promises to pay all costs and expenses in-
cluding (10%) per cent, of the indebtedness as attorneys' fees, this to be added to the mortgage indebtedness, and to be se-
cured under this mortgage as a part of said debt.

NOW, KNOW ALL MEN, That We the said Trustees of Grove Baptist Church,
Greenville County, S. C., in consideration of the said debt and sum of money aforesaid, and for
the better securing the payment thereof to the said The First National Bank of Greenville S. C. according

to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to us
the said Trustees of Grove Baptist Church,
Greenville County, S. C. have and truly paid by the said The First National Bank of Greenville, S. C.

at and before the signing of these Presents, the receipt thereof is hereby acknowledged, have granted, bargained, sold and released,
and by these Presents do grant, bargain, sell and release unto the said The First National Bank of
Greenville, Greenville, S. C., its successors and assigns forever,

All that lot of land with the buildings and improvements
thereon situate on the East side of U.S. Highway No. 29 (also known
as the Greenville-Piedmont Rd.) near Grove Station in Greenville County,
S. C., and according to a survey made by Dalton and Neves, Engineers,
March, 1953, has the following metes and bounds, to-wit:

BEGINNING at an iron pin on the East side of U. S. High-
way No. 29, Northwest corner of property of Vivian Aspray and running
thence with the East side of U.S. Highway No. 29, N. 15-57 E. 293
feet to an iron pin at the Southeast corner of the intersection of
U. S. Highway No. 29, and a South Carolina State Highway, leading East
from U. S. Highway No. 29, thence along the South side of State Highway,
S. 78-28 E. 315 feet to an iron pin on the West edge of the right-of-
way of the Piedmont and Northern Railway, thence along the West edge
of said right-of-way, S. 33-32 W. 241.2 feet to an iron pin, thence
continuing with said right-of-way, S. 33-18 W. 69.3 feet to an iron
pin at corner of property of Vivian Aspray, thence along line of the
Aspray property N. 79-44 W. 223.2 feet to an iron pin on the East side
of U. S. Highway No. 29, the beginning corner.

ALSO, all that lot of land with the buildings and im-
provements thereon situate on the Northwest side of U. S. Highway No.
29 (also known as Greenville-Piedmont Rd.) near Grove Station in
Greenville County, S. C., and having according to a survey made by
Dalton and Neves Engineers, March 1953, and having according to said
plat the following metes and bounds, to-wit: