

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

NOV 19 1 51 PM 1968

BOOK 1110 PAGE 27

OLLIE FARNSWORTH

MORTGAGE OF REAL ESTATE

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

WHEREAS, Southgate Christian Church

(hereinafter referred to as Mortgagor) is well and truly indebted unto Dewey Turner and Ethel W. Turner

(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 One Thousand and No/100-----

----- Dollars (\$1,000.00-----) due and payable
Fifty and No/100 Dollars (\$50.00), plus interest, on the 19th day of December, 1968, and
Fifty and No/100 Dollars (\$50.00), plus interest, on the 19th day of each month thereafter
until paid in full

with interest thereon from date at the rate of Six (6%) 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, on the southern side of Woodruff Road (S. C. Highway 146), at the southeastern intersection of said Road and an unnamed street, known and designated as Lot No. 3 of the property of Bessie B. Smith and Lawtice B. Mitchell, containing 1.06 acres, more or less, recorded in Deed Book "XX" at Page 169 in the R. M. C. Office for Greenville County, having the courses and distances shown on said plat.

At a regular constituted meeting of the congregation of Southgate Christian Church and at subsequent regularly called meetings of the Board of Trustees, Jack O. Dobson, Samuel H. Burgess and J. Kenneth Payne, as Trustees, were duly authorized to accept title to the above described property and to execute the mortgage described herein; The last regularly constituted meeting of the Board of Trustees having been held on Sunday, November 17, 1968.

It is mutually understood and agreed that in the event this note and mortgage is paid in full prior to the expiration of forty-five (45) days from the date hereof, the mortgagee does waive payment of all interest, otherwise, interest to be paid as stipulated. Mortgagor to have the right to anticipate.

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

*Paid in full and satisfied this 19th day of
December 1968.*

*Dewey Turner
Ethel W. Turner*

Witness Mary A. Drake

RECORDED AND CANCELLED OF RECORD

31 DAY OF Dec. 1968

Ollie Farnsworth

R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 11:44 O'CLOCK A. M. NO. 15510