

State of South Carolina

Mortgage of Real Estate

County of Greenville

THIS MORTGAGE made this 1st day of December, 1978

by HOLLY SPRING LODGE #150, F. & A. M.,

(hereinafter referred to as "Mortgagor") and given to BANKERS TRUST

(hereinafter referred to as "Mortgagee"), whose address is P. O. BOX 8, SIMPSONVILLE, SOUTH CAROLINA 29681

WITNESSETH:

THAT WHEREAS, HOLLY SPRING LODGE #150, F. & A. M. is indebted to Mortgagee in the maximum principal sum of TWO THOUSAND and NO/100 Dollars (\$ 2,000.00), which indebtedness is evidenced by the Note of HOLLY SPRING LODGE #150, F. & A.M. of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of which is twenty-four months after the date hereof, the terms of said Note and any agreement modifying it are incorporated herein by reference

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the said Mortgagor, for and in consideration of the aforesaid indebtedness and in order to secure the payment thereof together with any renewals or extensions or modifications thereof upon the same or different terms or at the same or different rate of interest and also to secure in accordance with Section 29-3-50, as amended, Code of Laws of South Carolina (1976) (i) all future advances and readvances that may subsequently be made to Mortgagor by Mortgagee evidenced by the aforesaid Note, or by other promissory notes, and all renewals and extensions thereof, and (ii) all other indebtedness of Mortgagor to Mortgagee, now or hereafter existing, whether direct or indirect, the maximum amount of all indebtedness outstanding at any one time secured hereby not to exceed \$ 2,000.00, plus interest thereon, all charges and expenses of collection incurred by Mortgagee including court costs and reasonable attorneys fees, has granted, bargained, sold, released and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns, the following described property:

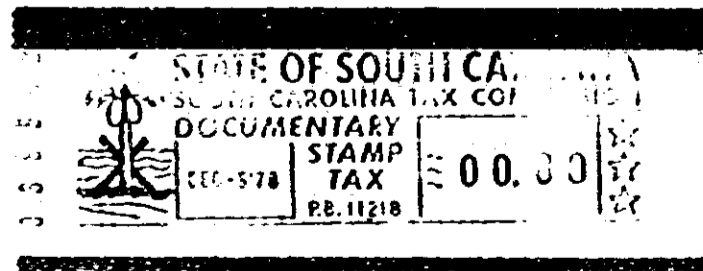
ALL that certain piece, parcel or lot of land in Greenville County, State of South Carolina, being located on the northeasterly side of Shady Grove Church Road and having according to plat entitled Property of Shady Grove Baptist Church, dated April 14, 1971, prepared by C. O. Riddle, the following metes and bounds to-wit:

BEGINNING at an iron pin on the northeasterly side of Shady Grove Church Road which iron pin is located N. 58-13 E. 50.2 feet from iron pin along the southwest edge of the property line of grantor herein which said iron pin is located S. 37-19 E. 548.7 feet from old iron pin; thence running N. 58-13 E. 75 feet to an iron pin; thence S. 37-47 E. 75 feet to an iron pin; thence S. 58-13 W. 75 feet to an iron pin on the northeasterly side of Shady Grove Church Road; thence with the northeasterly side of Shady Grove Church Road N. 31-47 W. 75 feet to the beginning corner, containing 0.13 acres, more or less.

See deeds recorded in Deed Volume 488-at page 517, Deed Volume 397 at page 268, Deed Volume 49 at page 500, and Deed Volume "TT" at page 350.

This being the same property conveyed to the Mortgagor herein by deed of Shady Grove Church, also known as New Shady Grove Church, dated April 26, 1971, recorded in the RMC Office for Greenville County May 10, 1971 in Deed Volume 914 at page 535.

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TOGETHER with all and singular rights, members, hereditaments and appurtenances belonging or in any way incident or appertaining thereto, all improvements now or hereafter situated thereon, and all fixtures now or hereafter attached thereto (all of the same being deemed part of the Property and included in any reference thereto).

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