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P.O. Box 126
Greer, S.C. 29651

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, DAVID HUGH UPTON

(hereinafter referred to as Mortgagor) is well and truly indebted unto CHURCH OF THE GOOD SHEPHERD, GREER, S.C.

P.O. Box 707, Greer, S.C., 29652

(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

Fifty Thousand and 00/100

Dollars (\$ 50,000.00) due and payable

in 35 monthly payments of \$575.00 each beginning July 1, 1984 and a final payment of the full balance due on June 1, 1987.

with interest thereon from date at the rate of 11.5 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, in the City of Greer, consisting of the easterly portion of Lot No. 5 as shown on a plat of VILLAGE GREER, recorded in Plat Book 7-X at page 39 and being more particularly described as Lot or Unit No. 5-B on a Plat entitled "Property of Roger S. Vinton, III and Karen K. Vinton", prepared by Carolina Surveying Co. and recorded in Deed Book 1209 at Page 422 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northerly side of Village Court, joint front corner with Lot No. 6, and running thence with the edge of Village Court, N. 82 W. 40 feet to an iron pin at the joint front corner with Lot 5-A; thence N. 8-19 W. 66 feet to a point in the rear wall in the town house building; thence continuing with the line of Lot 5-A, N. 0-18 W. 84.7 feet to an iron pin; thence N. 82 E. 28.2 feet to an iron pin; thence S. 88-27 E 25 feet to an iron pin; thence with the line of Lot No. 6, S. 1-17 W. 147.8 feet to the point of beginning.

THIS is the identical property conveyed to the Mortgagor by deed of Halter Properties to be recorded of even date herewith.

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4.20.84

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP
TAX
MAY 31 84
RS. 11213
20.00

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.

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