

GREENVILLE CO. S. C.
MAY 10 9 27 AM 1957

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE FARMERS WORTH
R.M.C.

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

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

WHEREAS, the Mortgagor is well and truly indebted unto CITIZENS LUMBER COMPANY

(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 Nineteen Thousand and No/100

DOLLARS (\$ 19,000.00),

with interest thereon from date at the rate of Six per centum per annum, said principal and interest to be repaid: One year after date, with interest thereon from date at the rate of Six per cent, per annum, to be computed and paid annually

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 pursuant to the covenants herein and also in consideration of the further sum of Three (\$3.00) Dollars 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, his heirs, 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 Eastern side of Ebaugh Avenue, in the City of Greenville, being shown as lots # 75, 76 and a 25 foot strip lying between lots # 75 and 74, and the C. & W. C. Railroad right-of-way extending from Ebaugh Avenue to the Laurens Road, as shown on plat of East Park, recorded in Plat Book "A" at Page 383, in the R.M.C. Office, and as more particularly shown on a Plat of property of East Park Baptist Church prepared by Piedmont Engineering Service June 9, 1949, and when described as a whole has the following metes and bounds, according to later mentioned plat:

"BEGINNING at an iron pin on the Eastern side of Ebaugh Avenue, at joint front corner of lots # 76 and 77, and running thence with line of lot # 77, N. 73-30 E. 185.5 feet to an iron pin in line of lot # 74; thence with rear line of lot # 74, N. 48-30 W. 137.3 feet to pin; thence continuing with line of lot # 74, N. 73-30 E. 156.5 feet to pin on Laurens Road; thence along Laurens Road, N. 62-30 W. 36.5 feet to pin on right-of-way of C. & W. C. Railway; thence along said right-of-way, S. 73-30 W. 366.4 feet to pin on Ebaugh Avenue; thence S. 57-0 E. along Ebaugh Avenue, 194.7 feet to the beginning corner."

Being the same premises conveyed to East Park Baptist Church by three separate deeds recorded in Volume 77 at Page 119, Volume 85 at Page 382, and Volume 93, at Page 55 respectively.

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.

*Citizens Lumber Co.
Paid May 10, 1957
By: [Signature]
[Signature]
11:15
A
11490*