

Box 10120, 8/20/77

BOOK 1421 PAGE 377

F.L.D. GREENVILLE CO. S.C.

APR 13 4 27 PM '77

DONNIE S. TAMMERSLEY

First Mortgage on Real Estate

# MORTGAGE

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

MT. EMANUEL BAPTIST CHURCH  
(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto CAROLINA FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, Greenville, S. C., (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 FORTY-FIVE THOUSAND AND NO/100 -----

DOLLARS (\$ 45,000.00 ), with interest thereon as provided in said promissory note, said principal and interest to be paid as therein stated, and

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 purpose, and

WHEREAS, the unpaid balance of said debt or debts, if not sooner paid, shall be due and payable,

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 piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being on the Northwestern side of Spartanburg Street (formerly Church Street) being known and designated as Lot No. 3 and the Eastern one-half of Lot No. 4 as shown on a plat of Richland Hill, recorded in the R.M.C. Office for Greenville County in Plat Book C at Page 99, and having according to a plat recorded in the R.M.C. Office for Greenville County, in Plat Book C at Page 64 the following metes and bounds:

BEGINNING at an iron pin on the Northwestern side of Spartanburg Street (formerly Church Street) which point is located 150-feet in an easterly direction from the Northeastern corner of the intersection of Mount Zion Street and Spartanburg Street (formerly Church Street) at the joint corner of Lot Nos. 2 and 3 and running thence with the line of Lot No. 2, N. 4-1/2 W. 113-feet to an iron pin; thence S. 59-3/4 W. 40.6-feet to an iron pin at the joint rear corner of Lot Nos. 3 and 4; thence continuing S. 59-3/4 W. 17.5-feet to a point in the center of the rear line of Lot No. 4; thence a new line through Lot No. 4 in a Southeasterly direction to a point on the Northeastern side of Spartanburg Street (formerly Church Street), which point is located N. 51-1/2 E. 25-feet from the joint corner of Lot Nos. 4 and 5; thence along the Northeastern side of Spartanburg Street (formerly Church Street) N. 51-1/2 E. 25-feet to an iron pin at the joint front corner of Lot Nos. 3 and 4; thence continuing with the Northwestern side of Spartanburg Street (formerly Church Street) N. 51-1/2 E. 50-feet to the point of beginning.

(CON'T ON BACK)

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MORTGAGE

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