

FILED
GREENVILLE CO.
OCT 12 4 19 PM 1964
OLLIE FARMER
R. M. C.

BOOK 974 PAGE 569



State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

White Oak Baptist Church, by its Trustees and Deacons

(hereinafter referred to as Mortgagor) SEND(S) GREETINGS:

WHEREAS, the Mortgagor is well and truly indebted unto FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, SOUTH CAROLINA (hereinafter referred to as Mortgagee) in the full and just sum of

Two Hundred Forty Thousand and No/100-----(\$240,000.00) Dollars, as evidenced by Mortgagor's promissory note of even date herewith, said note to be repaid with interest at the rate 04/100

therein specified in installments of One Thousand, Nine Hundred Sixty-One and (\$1,961.04) Dollars each on the first day of each month hereafter, in advance, until the principal sum with interest has been paid in full, such payments to be applied first to the payment of interest, computed monthly on unpaid principal balances, and then to the payment of principal with the last payment, if not sooner paid, to be due and payable 15 years after date; and

WHEREAS, said note further provides that if at any time any portion of the principal or interest due thereunder shall be past due and unpaid for a period of thirty days, or if there shall be any failure to comply with and abide by any By-Laws or the Charter of the Mortgagee, or any stipulations set out in this mortgage, the whole amount due thereunder shall, at the option of the holder thereof become immediately due and payable, and said holder shall have the right to institute any proceedings upon said note and any collaterals given to secure same, for the purpose of collecting said principal due, and interest, with costs and expenses for such proceedings; and

WHEREAS, the Mortgagor may hereafter become indebted to the Mortgagee for such further sums as may be advanced to the Mortgagor's account for the payment of taxes, insurance premiums, repairs, or for any other purpose;

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of said debt and to secure the payment thereof and any further sums which may be advanced by the Mortgagee to the Mortgagor's account, and also in consideration of the sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing 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, the following described real estate:

Tract #1 those certain piece, parcel or lot of land, with all improvements thereon, or hereafter to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, in Butler Township, situate on the northwestern side of U. S. Highway #29, being shown and designated as Lots 1, 2, and 3 on a plat recorded in the R. M. C. Office for Greenville County in Plat Book L, at Page 113 and having the following courses and distances, to-wit: BEGINNING at an iron pin at the intersection of White Oak Road and Super Highway #29 and running thence with the right-of-way of said highway as follows: N. 52-43 E. 190 feet, N. 52-11 E. 100 feet, N. 51-46 E. 100 feet, N. 51-13 E. 100 feet to an iron pin, joint front corner of Lots 3 and 4; thence along the line of said lots, N. 38-47 W. 203.5 feet to an iron pin on White Oak Road; thence along and with said road as follows: S. 51-13 W. 79.9 feet to an iron pin, S. 35-44 W. 103 feet to an iron pin and S. 21-15 W. 337.8 feet to the beginning corner; Lot 1 being conveyed to the mortgagor by A. B. Green by deed dated June 22, 1939 and recorded in Deed Vol. 213 at Page 330. Lots 2 and 3 being conveyed to the mortgagor by A. B. Green on January 1, 1944 and recorded in Deed Vol. 260 at Page 5.

Tract #2 - Also, all that piece, parcel or lot of land at or near the above described tract and having the following courses and distances, to-wit: BEGINNING at a stone 3xn and running thence S. 18-1/2 E. 224.4 feet to a stone 3xn; thence N. 71-1/2 E. 198.0 feet to a stone 3xn; thence N. 18-1/2 W. 330 feet to a stone 3xn; thence S. 71-1/2 W. 264 feet to a stone 3xn; thence S. 18-1/2 E. 105.6 feet to a stone 3xn; thence N. 71-1/2 E. 66 feet to the beginning corner.

ALSO, that certain piece, parcel or lot of land near the above described property adjoining Old White Oak Road and containing .17 acres and being described as follows: BEGINNING at a stake in White Oak Road; thence with the road, N. 45-07 E. 213.5 feet to a stake in said road; thence with White Oak Church line, S. 71-30 W. 157 feet to a stone, corner of White Oak Church property; thence S. 00-54 W. 101.3 feet to the beginning corner.

ALSO, that piece, parcel or lot of land, situate, in Butler Township, near the above described property on the northwestern side of Old White Oak Road containing .27 acres and being described as follows: BEGINNING at a stone, corner of White Oak Church property; thence N. 71-29 E. 44.6 feet to a stake in White Oak Road; thence along said road, S. 24-01 E. 156.8 feet to a stake in bend of said road; thence S. 12-24 W. 125.9 feet to a stake in edge of road; thence N. 17-23 W. 264.3 feet to the beginning corner; both .17 acres and .27 acres being conveyed to the mortgagor by T. E. Green on September 24, 1910 in Deed Vol. 9 at Page 34.

SATISFIED AND CANCELLED BY RECORDS

27th DAY OF Aug 1979

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

AT 10:09 O'CLOCK A M. NO. 6867

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 68 PAGE 149