



STATE OF SOUTH CAROLINA  
COUNTY OF ~~FICKENS~~  
GREENVILLE

MORTGAGE ON REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN: City View Baptist Church, by its Board of Deacons as Trustees, (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto HOME BUILDING & LOAN ASSOCIATION, Easley, 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 Thousand and No/100ths -----

DOLLARS (\$ 40,000.00 ), with interest thereon from date at the rate of eight (8%) per centum per annum, said principal and interest to be repaid 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:

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 ~~FICKENS~~, Greenville, being bounded by property of Victor Monaghan Company, Crane Avenue, Monaghan Avenue, and Charleston Street (S. C. Highway 1316), containing 4.21 acres, more or less, and according to a recent survey by Campbell & Clarkson having the following metes and bounds, to-wit: BEGINNING at an iron pin at the corner of Monaghan Avenue and Charleston Street (S. C. Highway 1316) and running thence S 42-11 W 188 feet; thence S 47-43 E 5 feet; thence S 42-11 W 50 feet; thence N 47-43 W 5 feet; thence S 42-11 W 186 feet to the corner of Crane Avenue and said Charleston Street (S. C. Highway 1316); thence with said Crane Avenue N 81-07 W 332.1 feet to an iron pin in the line of property of Victor-Monaghan Company, Development No. 1; thence with said Monaghan line N 29-29 E 380.1 feet to a new iron pin; thence with said Monaghan Avenue, S 81-00 E 431.3 feet to the point of BEGINNING; this being the same property conveyed to City View School District in two deeds - one recorded in Deed Volume 72 at page 49, RMC Office for Greenville County and one recorded in Deed Volume 25 at page 552, RMC Office for Greenville County; this being the identical property conveyed to City View Baptist Church, Greenville, S. C. by the School District of Greenville County by deed recorded in Volume at page in the RMC Office for Greenville County, South Carolina."

It is understood and agreed that this mortgage is third to one executed by the Mortgagor herein to Home Building and Loan Association, Easley, S. C. on December 29, 1969, recorded in Book of Mortgages 1145 at page 419 in the office of the Register of Mesne Conveyance for Greenville County, S. C. in amount of \$175,000.00 and second to one executed by the Mortgagor herein to Home Building and Loan Association, Easley, S. C. on November 16, 1970, recorded in Book of Mortgages 1173 at page 69 in the office of the Register of Mesne Conveyance for Greenville County, S. C. in amount of \$60,000.00.