

NO. 1 3 CS P.M.T.

DONNIE S. TANNERSLEY
R.M.C.

Travelers Rest Federal Savings & Loan Association

Travelers Rest, South Carolina

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

} ss:

MORTGAGE OF REAL ESTATE (ESCALATOR CLAUSE)

TO ALL WHOM THESE PRESENTS MAY CONCERN:

DEACONS, REEDY RIVER BAPTIST CHURCH

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

WHEREAS, the Mortgagor is well and truly indebted unto TRAVELERS REST FEDERAL SAVINGS AND LOAN ASSOCIATION OF Travelers Rest, 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 One Hundred Thirty-Five Thousand and No/100

DOLLARS (\$ 135,000.00), with interest thereon from date at the rate of Eight & one-half per centum per annum, 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.

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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 hereby 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 in the State of South Carolina, County of Greenville, on the west side of the Duncan Road, containing 12.53 acres, more or less, according to a survey and plat made by Dalton & Neves, Engineers, dated September, 1952, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at a point on the west side of the Duncan Road at the southeastern corner of other property of the grantee herein and running thence along the Duncan Road, S. 20-15 W. 375.2 feet to a bend in said road; thence still with said road, S. 32-14 W. 600 feet; thence S. 36-20 W. 234.4 feet to the center of the Greenville & Northern Railway track; thence along the center of said track N. 8-28 W. 249 feet; thence N. 2-22 W. 200 feet; thence N. 3-34 E. 200 feet; thence N. 10-22 E. 200 feet; thence N. 12-14 E. 800 feet to corner of Coleman property; thence S. 69-41 E. 223.5 feet to corner of property of the grantee herein; thence with line of said property, S. 7-32 E. 260.6 feet; thence S. 1-08 W. 68.7 feet; thence S. 67-11 E. 122.7 feet; thence S. 18-16 W. 53.6 feet; thence S. 66-28 E. 11.6 feet; thence S. 28-26 W. 36 feet; thence S. 66-32 E. 92.1 feet to the beginning corner.

Derivation: Deed Book 462, Page 542, from Annie Ola Pike, Thella (Thurler) Pike Bull and Agnes Pike Moody, recorded September 16, 1952.

DOCUMENTARY
STAMP
TAX
\$ 54.00
P.B. 11213

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