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MORTGAGE OF REAL ESTATE—Offices of Love, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.
Mortgagee's mailing address is: P.O. Box 485, Travelers Rest, S.C. 29690

FILED
CO. S. C.

STATE OF SOUTH CAROLINA } 3 28 PM '81 MORTGAGE
COUNTY OF GREENVILLE }
JOHN W. BANKERSLEY
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN: Cleveland First Baptist Church,
formerly known as Middle River Baptist Church
(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Bank of Travelers Rest

(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 Twenty-five Thousand and

no/100ths ----- DOLLARS (\$ 25,000.00),
with interest thereon from date at the rate of 14.75 per centum per annum, said principal and interest to be repaid:

\$1,001.45 including principal and interest computed at the rate of 14.75% per annum on the unpaid balance the first payment being due June 28, 1981 and a like payment being due on the 28th day of each month thereafter for a total of 30 months.

At the option of the mortgagee, the indebtedness secured hereby shall become due and payable if the mortgagor shall convey the mortgaged premises or if the title thereto shall become vested in any other person or party for any other reason whatsoever.

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 purposes:

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 Greenville, Cleveland Township, in School District No. 16 E., containing 2.24 acres, more or less, according to a plat made by T. T. Dill in November, 1949, and having the following metes and bounds (said plat being recorded in Plat Book PR at Page 24, in the RMC Office for Greenville County):

BEGINNING at an iron pin in the center of Middle River Church Road a short distance southwest of the intersection with U. S. Highway No. 276 and thence running along the line of M. L. Jarrard S. 30-20 W. 359.5 feet to an iron pin; thence still along the Jarrard line N. 75-10W. 322 feet to an iron pin; thence along other property of the mortgagor N. 22-50 E. 228.5 feet to an iron pin in the center of Middle River Church Road; thence along said road N. 86-50 E. 415.4 feet to the beginning corner.

DERIVATION: Deed of J. Harvey Cleveland recorded Feb. 25, 1950 in Deed Book 403 at page 325, in the RMC Office for Greenville County.

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DOCUMENTARY
STAMP
\$ 10.00
JUN 21 1981

LOVE, THORNTON, ARNOLD & THOMASON
File # 8434 Atty. Dm. Sec. LH
N. Center Cleveland First Baptist Church
Eck. Bk. #

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.

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