

FILED  
STATE OF SOUTH CAROLINA GREENVILLE CO. S. C.  
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

30 11 30 11 17  
DONNIE S. TANNESELEY

WHEREAS, MARY B. COLE RMC

hereinafter referred to as Mortgagee) is well and truly indebted unto BANKERS TRUST OF SOUTH CAROLINA, N. A.

hereinafter referred to as Mortgagee) as evidenced by the Mortgagee's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of -----

**FORTY-FIVE HUNDRED FORTY-EIGHT AND 60/100THS Dollars (\$4,548.60) --- due and payable**

**AS SET FORTH IN SAID NOTE,**

**SET FORTH IN SAID NOTE**

with interest thereon from DATE at the rate ~~XXX~~ / ~~XXXXXXXXXXXXXXXXXXXX~~ to be paid MONTHLY.

WHEREAS, the Mortgagee may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagee's account for taxes, insurance premiums, public improvements, repairs, or for any other purposes:

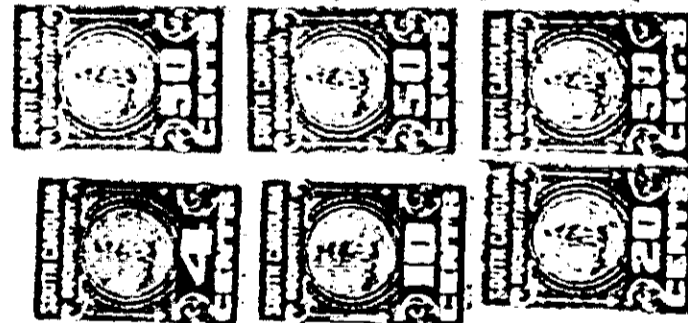
NOW, KNOW ALL MEN, That the Mortgagee, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagee may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars, \$3.00, to the Mortgagee 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, regained, 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, in the City of Greenville, and having the following metes and bounds, to-wit:

**BEGINNING** on the South side of West Stone Avenue at a stake at the Northeast corner of Lot No. 12; thence S. 0.5 W. 245 feet to a stake; thence S. 85.55 E. 48 feet to an iron pin; thence N. 5.38 E. 240 feet to an iron pin on the South side of Stone Avenue; thence N. 83.13 W. 72 feet to the beginning corner.

THE within Note and Mortgage is not assumable without the Bank's written permission.

THAT the borrower expressly waives the right to State Statute Sections 45-88 thru 45-96, more specifically, waive the right to an appraisal, and agree that personal liability will exist for the full difference between the amount realized from judicial sale and the amount of the debt.



Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging 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 now or hereafter attached, connected, or fitted thereto in any manner, it being the intention of the parties hereto that all fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagee covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagee further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagee and all persons whomsoever lawfully claiming the same or any part thereof.

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