

Box 608, Greenville, S. C. 29602

MORTGAGE OF REAL ESTATE GREENVILLE COUNTY, S.C. Attorney at Law, Greenville, S. C.

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APR 22 4 12 PM '77

CONNIE S. TANBERSLEY
R.H.C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Belton R. O'Neill, Jr. (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Bankers Trust of South Carolina

(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 Fifty Nine Thousand and no/100--

----- DOLLARS (\$ 59,000.00--),
with interest thereon from date at the rate of nine-- per centum per annum, said principal and interest to be repaid:

In sixty monthly installments of \$1,224.74, first to interest and then to principal beginning October 22, 1977, and continuing on the same day of each month thereafter until paid in full.

SEARCHED INDEXED
SERIALIZED TAX \$ 23.60
P.S. 11218

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,

All that certain piece, parcel or lot of land, lying in the State of South Carolina, County of Greenville, in Gantt Township, on the western side of Augusta Road, as shown on plat of property of Sans Souci Housing, Inc., prepared by Jones Engineering Services, dated March 14, 1968, recorded in the RMC Office in Plat Book VVV at page 173 and having the following metes and bounds:

BEGINNING at an iron pin on the western side of the right of way of Augusta Road, 175 feet, more or less, south of the I-85 access road, and running thence N. 78-56 W. 62 feet to an iron pin; thence S. 77-48 W. 59 feet; thence S. 9-21 E. 127.7 feet to an iron pin; thence N. 81-04 E. 150 feet to an iron pin on the western edge of right of way of Augusta Road; thence along the western edge of the right of way of Augusta Road, N. 25-56 W. 115 feet to the point of beginning.

Being a portion of the same property conveyed by Deed Book 1001 at page 203 on June 14, 1974, by Frank P. McGowan, Jr. as Master in Equity for Greenville County.

The mortgagor expressly waives the right to any appraisal laws of the State of South Carolina, including South Carolina Code Sections 45-88 through 45-96 and agrees that personal liability upon foreclosure will exist for the full difference between the amount of the judgment of the foreclosure and the amount realized from judicial sale.

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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