

P. O. Drawer 127
Taylors, S. C.

BOOK 1415 PAGE 474

MORTGAGE OF REAL ESTATE - Office of WILLIAM B. JAMES, Attorney at Law, Greenville, S. C.

GREENVILLE
SOUTH CAROLINA
17 3 24 PM
RECORDED

STATE OF SOUTH CAROLINA

County of Greenville

To All Whom These Presents May Concern:

WHEREAS, I, D. A. Burdette, Jr.

hereinafter called the mortgagor(s), is (are) well and truly indebted to Bank of Greer
hereinafter called the mortgagee(s).

in the full and just sum of Fifty Thousand and no/100 (\$50,000.00)-----

Dollars, in and by a certain promissory note in writing of even date herewith, due and payable as follows:
as shown on said note

with interest from _____ at the rate of _____ per centum per annum until paid;
interest to be computed and paid _____ and if unpaid when due to bear interest at the same
rate as principal until paid, and the mortgagor(s) has (have) further promised and agreed to pay ten per cent
of the whole amount due for attorney's fee, if said note be collected by an attorney or through legal
proceedings of any kind, reference being thereunto had will more fully appear.

NOW, KNOW ALL MEN, That the said mortgagor(s) in consideration of the said debt and sum of
money aforesaid, and for the better securing the payment thereof, according to the terms of the said note,
and also in consideration of the further sum of Three Dollars, to the mortgagor(s) in hand well and truly
paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged,
have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the
said mortgagee(s) the following described real property:

ALL that piece, parcel or lot of land located in the County of Greenville, State
of South Carolina, a plat of which was made by R. B. Bruce of Carolina Engineering
and Surveying Company December 17, 1968, and recorded in the R.M.C. Office for
Greenville County in Plat Book ZZZ at Page 183, and having according to the said
plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on Old Highway #29 and running thence S. 1-0 E. 185.4 feet
to an iron pin; thence S. 78-30 W. 1110 feet to an iron pin; thence, N. 11-30 W.
25.5 feet to an iron pin; thence N. 74-10 E. 204 feet to an iron pin; thence, N. 68-
03 E. 264.8 feet to an iron pin; thence N. 57-25 E. 244.5 feet to an iron pin; thence,
N. 49-43 E. 209.3 feet to an iron pin on the Old Highway 29; thence along Old Highway
29, S. 81-53 E. 285 feet to an iron pin at the point of beginning.

This is the identical property conveyed to the Mortgagor herein by deed of Staunton
Bridge Investment Co., Inc. and James B. Rogers, Jr., dated July 21, 1976, recorded
July 21, 1976, in the RMC Office for Greenville County in Deed Book 1039, at page 956.

This mortgage is junior in lien to that certain Mortgage to Bank of Greer in the
original amount of \$63,000.00 recorded July 21, 1976, in the RMC Office for Greenville
County in Mortgage Book 1373, at page 302.

WHEREAS, THE MORTGAGEE, AT ITS OPTION, MAY HEREAFTER MAKE ADDITIONAL ADVANCES TO THE
MORTGAGOR, OR HIS SUCCESSOR IN TITLE, AT ANY TIME BEFORE THE CANCELLATION OF THIS
MORTGAGE, WHICH ADDITIONAL ADVANCE(S) SHALL BE EVIDENCED BY THE NOTE(S) OR ADDITIONAL
ADVANCE AGREEMENT(S) OF THE MORTGAGOR, SHALL BEAR SUCH MATURITY DATE AND OTHER
PROVISIONS AS MAY BE MUTUALLY AGREEABLE, WHICH ADDITIONAL ADVANCES, PLUS INTEREST
THEREOF, ATTORNEY'S FEES AND COURT COSTS SHALL STAND SECURED BY THIS MORTGAGE, THE
SAME AS THE ORIGINAL INDEBTEDNESS, PROVIDED, HOWEVER, THAT THE TOTAL AMOUNT OF EXISTING
INDEBTEDNESS AND FUTURE ADVANCES OUTSTANDING AT ANY ONE TIME MAY NOT EXCEED THE
MAXIMUM PRINCIPAL AMOUNT OF FIFTY THOUSAND AND NO/100 DOLLARS, PLUS INTEREST THEREON,
ATTORNEYS' FEES AND COURT COSTS.

STAMP TAX 20.00
RECORDED

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