

State of South Carolina

FILED
GREENVILLE CO. S. C.

BOOK 1428 PAGE 116

Mortgage of Real Estate

County of Greenville

MAR 16 1 54 PM '78
DONNIE S. TANKERSLEY
R.H.C.

THIS MORTGAGE made this 16th day of March, 1978

by Clinton J. Waters and Clara R. Waters

(hereinafter referred to as "Mortgagor") and given to Bankers Trust

(hereinafter referred to as "Mortgagee"), whose address is Hunts Bridge Road, Greenville,
South Carolina

WITNESSETH:

THAT WHEREAS, Clinton J. Waters and Clara R. Waters
is indebted to Mortgagee in the maximum principal sum of Six Thousand and No/100
Dollars (\$ 6,000.00), which indebtedness is
evidenced by the Note of Clinton J. Waters and Clara R. Waters of even
date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of
which is five years after the date hereof, the terms of said Note and any agreement modifying it
are incorporated herein by reference.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the said Mortgagor, for and in consideration of the
aforesaid indebtedness and in order to secure the payment thereof together with any renewals or extensions or modifications
thereof upon the same or different terms or at the same or different rate of interest and also to secure in accordance with
Section 29-3-50, as amended, Code of Laws of South Carolina (1976): (i) all future advances and readvances that may
subsequently be made to Mortgagor by Mortgagee evidenced by the aforesaid Note, or by other promissory notes, and all
renewals and extensions thereof; and (ii) all other indebtedness of Mortgagor to Mortgagee, now or hereafter existing, whether
direct or indirect, the maximum amount of all indebtedness outstanding at any one time secured hereby not to exceed
\$ 8,828.40, plus interest thereon, all charges and expenses of collection incurred by Mortgagee
including court costs and reasonable attorneys fees, has granted, bargained, sold, released and by these presents does grant,
bargain, sell and release unto the Mortgagee, its successors and assigns, the following described property:

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, on the southwestern side of Crain Avenue, and being known and
designated as Lot No. 7 on plat of property of Central Realty Corporation, recorded
in the REC Office for Greenville County in Plat Book P at page 99, and having, according
to said plat, the following notes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of Crain Avenue, at the joint
front corner of Lots Nos. 6 and 7, and running thence along the joint line of said
lots, S. 47-45 W. 212.6 feet to an iron pin; thence N. 25-30 W. 62 feet to an iron
pin; thence along the joint line of Lots Nos. 7 and 8, N. 48-15 E. 212 feet to an
iron pin; thence along the southwestern side of Crain Avenue, S. 25-30 E. 60 feet to
the point of beginning.

This conveyance is made subject to any restrictions, rights-of-way or easements that
may appear of record on the recorded plat(s) or on the premises.

Derivation: J. F. Welborn, et al, Deed Book 830, p. 174, recorded October 5, 1967

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STATE OF SOUTH CAROLINA
DOCUMENTARY
STAMP
TAX
\$ 02.40
REC-1123

TOGETHER with all and singular rights, members, hereditaments and appurtenances belonging or in any way incident
appertaining thereto; all improvements now or hereafter situated thereon; and all fixtures now or hereafter attached thereto
of the same being deemed part of the Property and included in any reference thereto;

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