

GREENVILLE CO. S.C.

1437-985

State of South Carolina

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Mortgage of Real Estate

County of GREENVILLE

THIS MORTGAGE made this 7th day of July 1978

by James Palmer Covil and Lynne Covil Link

(hereinafter referred to as "Mortgagor") and given to Banker's Trust of S. C.

(hereinafter referred to as "Mortgagee"), whose address is P.O. Box 608, Greenville, S.C.

WITNESSETH:

THAT WHEREAS, James Palmer Covil and Lynne Covil Link is indebted to Mortgagee in the maximum principal sum of Eight Thousand One Hundred Eighty-Nine and 59/100 Dollars (\$ 8,189.59), which indebtedness is evidenced by the Note of James Palmer Covil and Lynne Covil Link of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of which is September 1, 1982 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 \$ 8,189.59 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 lot of land in Greenville County, State of South Carolina, in Greenville Township, being known and designated as a portion of lots 1, 2, 3, 4 and 5 as shown on plat of Charlotte Tripp property, recorded in Plat Book E. at Page 267, and being more particularly described according to a survey prepared by J. C. Hill, May 25, 1950, as follows:

BEGINNING at an iron pin at the Southeast intersection of Hilltop Street and South Franklin Road, and running thence with South Franklin Road, N. 46-11 E. 115 feet to iron pin; thence S. 41-45 E. 150 feet to iron pin; thence S. 46-11 W. 50 feet to iron pin; thence N. 41-45 W. 75 feet to iron pin; thence S. 46-11 W. 65 feet to iron pin in the East side of Hilltop Street; thence with said street, N. 41-45 W. 75 feet to the point of BEGINNING.

This being the same property conveyed to the Mortgagors by Palmer Covil by deed dated June 5, 1978, and recorded on June 16, 1978 in the RMC Office for Greenville County in Deed Book 1081 at Page 346.

STATE OF SOUTH CAROLINA
DOCUMENTARY
STAMP
TAX
JUL 13 1978
\$ 03.28

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

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