

State of South Carolina

County of GREENVILLE

Mortgage of Real Estate

RECORDED
1980
OCT 15 PM '80
M.C. INNERSLEY

THIS MORTGAGE made this 10th day of October 19 80

by Robert M. Leineweber and Sarah P. Leineweber

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

(hereinafter referred to as "Mortgagee"), whose address is P.O. Box 287, One Greystone West, Columbia, S.C. 29202

WITNESSETH:

THAT WHEREAS Robert M. Leineweber and Sarah P. Leineweber is indebted to Mortgagee in the principal sum of Fifteen Thousand and No/100ths Dollars (\$ 15,000.00), which indebtedness is evidenced by the Note of Robert M. Leineweber of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of which is 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 \$ 15,000.00 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 piece, parcel or lot of land situate, lying and being on the southern side of Woodvale Avenue in the County of Greenville, State of South Carolina, and being known and designated as Lot No. 252 and part of Lot No. 253 as shown on plat of Traxler Park, prepared by R. E. Dalton, Engineers, dated March, 1923, recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book F at Pages 114 and 115, and having, according to said plat and a more recent plat prepared by J. C. Hill, R.L.S., dated June 17, 1953, of property of Elizabeth McAvery Leineweber and William F. Leineweber, Jr., the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Woodvale Avenue at the joint front corner of Lots Nos. 251 and 252 and running thence with the line of said Lots S. 25-23 E. 185.7 feet to an iron pin; thence N. 56-00 E. 90.8 feet to an iron pin in the rear line of Lot No. 253; thence with a line through Lot No. 253 N. 28-40 W. 195.2 feet to an iron pin on the southern side of Woodvale Avenue; thence with southern side of Woodvale Avenue S. 40-07 W. 10 feet to an iron pin at the joint front corner of Lots Nos. 252 and 253; thence continuing with the southern side of Woodvale Avenue S. 49-57 W. 72.4 feet to the point of beginning.

Being the same property conveyed to the mortgagors herein by deed of Elizabeth McAvery Leineweber and William F. Leineweber, Jr. dated February 25, 1975 and recorded in the R.M.C. Office for Greenville County in Deed Book 1015 at Page 111.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DOCUMENTARY
STAMP
\$ 00.00

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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