

State of South Carolina

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BOOK 1533 PAGE 378
Mortgage of Real Estate

County of GREENVILLE
DONNIE BANKERSLEY
R.M.C.

THIS MORTGAGE made this 23rd day of February 19 81

by Donald J. Gilstrap, Sr. and Dianne K. Gilstrap

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

(hereinafter referred to as "Mortgagee"), whose address is P.O. Box 608, Greenville, SC 29602

WITNESSETH:

THAT WHEREAS, Donald J. Gilstrap, Sr. and Dianne K. Gilstrap is indebted to Mortgagee in the maximum principal sum of Four Thousand, Six Hundred Four and 88/100ths Dollars (\$ 4,604.88), which indebtedness is evidenced by the Note of Donald J. Gilstrap, Sr. and Dianne K. Gilstrap of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of which is February 20, 1989 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 \$4,604.88 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 situate, lying and being in Greenville Township, Greenville County, State of South Carolina, being shown and designated as Lot 8 of the Ethel Y. Perry Estate as shown on plat thereof recorded in Plat Book S, Page 49 of the RMC Office for Greenville County, South Carolina and having, according to a more recent survey made by Freeland & Associates dated July 23, 1979, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwest side of Von Hollen Drive (formerly King Street) the joint corner of Lots 7 and 8, and running thence with the southwest side of said street S 31-27 E 65 feet to an iron pin corner of Lot 9; thence with the line of said lot S 65-12 W 182.5 feet to an iron pin in line of Lot 6; thence with the line of said lot N 9-29 W 39.4 feet to an iron pin corner of Lot 5; thence with the rear line of said lot and the southern line of Lot 7, N 55-49 E 168 feet to an iron pin on the southwest side of Von Hollen Drive, the beginning corner.

DERIVATION: This being the same property conveyed to Mortgagor herein by deed of James D. Robinson and Nelle B. Robinson as recorded in the RMC Office for Greenville County, South Carolina in Deed Book 1107, Page 800, on July 26, 1979 and rerecorded in Deed Book 1123, Page 679 on April 9, 1980.

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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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