

State of South Carolina

1535-204

Mortgage of Real Estate

County of

REC'D
S.C.
MAR 27 AM '81
GREENVILLE

THIS MORTGAGE made this 11th day of March 1981

by Bobby R. Alexander and Carolyn L. Alexander

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

(hereinafter referred to as "Mortgagee"), whose address is Post Office Box 608, Greenville, South Carolina

WITNESSETH:

THAT WHEREAS Bobby R. Alexander and Carolyn L. Alexander is indebted to Mortgagee in the maximum principal sum of Thirteen Thousand Five Hundred Sixty-One and 20/100 - - - - - Dollars (\$ 13,561.20), which indebtedness is evidenced by the Note of Bobby R. Alexander and Carolyn L. Alexander of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of which is 120 months 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 \$ 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, being shown as Lot No. 13 on the Plat of Green Vale as recorded in the R.M.C. Office for Greenville County in Plat Book GG, at Page 85, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northerly side of Hillrose Avenue at a point 720.1 feet from the intersection of said Avenue with Galphin Drive, and running thence N. 41-23 E, 164 feet to an iron pin; thence N. 70-50 E. 192.4 feet to an iron pin on the southwesterly side of Gilstrap Drive; thence along the southwesterly side of said drive S. 26-36 E. 22.4 feet to an iron pin, corner of Lots Nos. 13 and 14; thence along joint line of said lots S. 44-25 W. 226.5 feet to an iron pin on the northerly side of Hillrose Avenue; thence along the northerly side of Hillrose Avenue N. 45-35 W. 21 feet to an iron pin; thence continuing along the northerly side of said avenue S. 80-54 W. 129.2 feet to the point of beginning.

This is the same property conveyed to Bobby R. Alexander and Carolyn L. Alexander by William F. Mitchell by deed recorded in the R.M.C. Office for Greenville County, South Carolina in Deed Book 1063, at Page 263, on August 23rd, 1977.

This lien is junior and inferior to a certain first mortgage in favor of First Federal Savings and Loan Association, which mortgage is recorded in the R.M.C. Office for Greenville County in REM Book 1407, at page 874.

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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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