

State of South Carolina

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GREENVILLE CO. S. C.
JUL 24 10 12 AM '81
DONNIE S. TANKERSLEY
R.M.C.

Mortgage of Real Estate

County of GREENVILLE

THIS MORTGAGE made this 10 day of July, 19 81.

by Gary F. Reeves and Joyce Ann M. Reeves

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

(hereinafter referred to as "Mortgagee"), whose address is Simpsonville, South Carolina

WITNESSETH:

THAT WHEREAS, Gary F. Reeves and Joyce Ann M. Reeves is indebted to Mortgagee in the maximum principal sum of Five Thousand Four Hundred Five and 51/100ths Dollars (\$ 5,405.51), which indebtedness is evidenced by the Note of Gary F. Reeves and Joyce Ann M. Reeves of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of which is July 15, 1986 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 \$ 5,405.51 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 lying near the Town of Simpsonville, County of Greenville, State of South Carolina, on the Northern side of White Pine Drive, shown as 4.47 acres on a plat entitled "Property of B. F. Reeves" by C. O. Riddle, dated November 23, 1973, and recorded in the RMC Office for Greenville County in Plat Book 5E at Page 15, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the Northeastern side of White Pine Drive, joint corner of property now or formerly of H. W. and Lallie Johnson and running thence with the Johnson line (iron pin at 3 feet) N. 81-11 E., 642.7 feet to an iron pin in ditch; thence S. 23-03 E., 246.8 feet to an iron pin; thence S. 27-38 W., 353.6 feet to an iron pin; thence along the curve of the intersection of White Pine Drive and Briarwood Court, the following chords: N. 5-08 E., 57.4 feet and N. 39-52 W., 57.4 feet; thence along White Pine Drive, N. 62-22 W., 589.1 feet; thence N. 12-15 W., 69.3 feet, to the point of beginning.

THIS is the same property conveyed to the mortgagors by deed of B. F. Reeves recorded in the RMC Office for Greenville County in Deed Book 990 at Page 579 on December 14, 1973.

THIS mortgage is second and junior in lien to that mortgage between Gary F. Reeves and Joyce Ann M. Reeves to South Carolina National recorded in the RMC Office for Greenville County in Mortgage Book 1351 at Page 858 on October 22, 1975.

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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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