

P. O. Box 608  
Greenville, SC 29602  
State of South Carolina

GR: FILED  
APR 2 1982  
SOUTH CAROLINA  
MORTGAGE DEPT  
GREENVILLE

BOOK 1587 PAGE 172

Mortgage of Real Estate

County of GREENVILLE

THIS MORTGAGE made this 30th day of March, 19 82.

by Mark E. Coburn, John W. DeJong, Jacqueline D. DeJong, Miles M. Adair, Susan H. Grady, Harold C. Jennings, Jr., Doris B. Jennings, Jesse Joseph Martinez & Gerald A. Garrett (hereinafter referred to as "Mortgagor") and given to Thomas G. Faulkner, III

BANKERS TRUST

(hereinafter referred to as "Mortgagee"), whose address is Post Office Box 608, Greenville, South Carolina 29602

WITNESSETH:

Mark E. Coburn, John W. DeJong, Jacqueline D. DeJong, Miles M. Adair, Susan H. Grady, Harold C. Jennings, Jr., Doris B. Jennings, Jesse Joseph Martinez and Gerald A. Garrett is indebted to Mortgagee in the maximum principal sum of Seventy-five Thousand & No/100 Dollars (\$ 75,000.00 ) which indebtedness is evidenced by the Note of Mark E. Coburn, et al Thomas G. Faulkner, III of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of which is one (1) year 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 \$ 75,000.00 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 certain piece, parcel or tract of land situate with the corporate limits of the City of Greenville, County of Greenville, State of South Carolina, and bein generally known as the John Street School Property, and having, according to a recent survey by Piedmont Engineers, Architects & Planners, dated November 30, 1973, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the corner of North Hudson Street and Asbury Avenue, sometimes known as John Street, and running thence with North Hudson Street, N. 29-33 E. 163-0 feet to a 15 ft. alley; thence with said alley as the line, S. 47-48 E. 424.3 feet to a point; thence continuing with said alley, S. 57-38 E. 55.45 feet to a point, the common corner of property herein conveyed and property, now or formerly, of H. L. Baumgardner; thence with line of Baumgardner, S. 22-19 W. 128.17 ft. to a point on Asbury Avenue, sometimes known as John Street; thence with said Asbury Avenue, N. 63-19 W. 248.1 feet to a point; thence N. 51-52 W. 18.46 feet to a point; thence N. 43-51 W. 23.8 feet to a point; thence N. 41- 49 W. 197.0 feet to a point at the intersection of North Hudson Street and Asbury Avenue, sometimes known as John Street, which is the point of beginning.

THIS being the same property conveyed to the mortgagors herein by deed of Hampton-Pinckney, Inc., of even date, to be recorded herewith.

400 & 29921801

STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY  
APR 2 1982  
STAMP  
TAX  
\$ 30.00  
PB. 11216

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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