

State of South Carolina

GREENVILLE CO. S. C.

BOOK 1581 PAGE 139

County of GREENVILLE

Mortgage of Real Estate

FILED
SEP 23 10 10 AM '82
DONNIE S. TANKERSLEY
R.M.C.

THIS MORTGAGE made this 17th day of September, 19 82

by B. Anne Segars (now B. Anne Segars Gray and William M. Gray

(hereinafter referred to as "Mortgagor") and given to Bankers Trust of S. C.

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

WITNESSETH:

THAT WHEREAS, B. Anne Segars Gray and William M. Gray
is indebted to Mortgagee in the maximum principal sum of FIVE THOUSAND TWO
and 04/100 Dollars (\$ 5,002.04), which indebtedness is
evidenced by the Note of September 17, 1982 of even
date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of
which is September 17, 1987 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
\$7,621.20, 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, together with buildings and
improvements thereon, situate, lying and being on the northern side of
Kenmore Drive, in Gantt Township, Greenville County, South Carolina,
being shown and designated as Lot No. 238 on a plat of Rockvale Section
2, made by J. Mac Richardson, Engineer, dated July, 1959, and recorded
in the RMC Office for Greenville County, South Carolina, in Plat Book
QQ, Page 109, reference to which is hereby craved for the metes and
bounds thereof.

This is the same property conveyed to B. Anne Segars by deed of Terry
Dale Segars dated December 8, 1976 and recorded in the RMC Office for
Greenville County, South Carolina in Deed Book 1047, at Page 448,
December 8, 1976.

This mortgage is junior in lien to that certain mortgage from Terry
Dale Segars to Cameron-Brown Company dated October 15, 1971, recorded
in the RMC Office for Greenville County in Mortgage Book 1210, page 292,
in the principal amount of \$17,450.00, mortgage assigned to Federal
National Mortgage Association May 16, 1972, said assignment recorded
in Mortgage Book 1234, page 587, and having a present principal balance
of \$

STATE OF SOUTH CAROLINA
DOCUMENTARY TAX COMMISSION
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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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