

THE PALMETTO BANK

State of South Carolina
County of GREENVILLE

THIS MORTGAGE is dated

MAR 16 11 28 AM '83
LE CO S.C.
DONNIE S. SIMMONSLEY
R.M.C.

Mortgage of Real Estate

19 83

BOOK 1598 PAGE 37

THE "MORTGAGOR" referred to in this Mortgage is Walker O. Graham and Barbara W. Graham

whose address is 105 Sycamore Drive, Mauldin, S. C. 29662

THE "MORTGAGEE" is The Palmetto Bank, P. O. Box 728, Simpsonville, S. C. 29681

whose address is (see above)

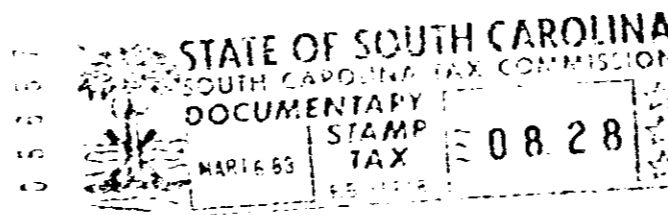
THE "NOTE" is a note from Walker O. Graham and Barbara W. Graham to Mortgagee in the amount of \$ 20,000.00, dated March 9, 1983. The Note and any documents renewing, extending or modifying it and any notes evidencing future advances are all referred to as the "Note" and are considered to be a part of this Mortgage. The final maturity of the Note is March 9, 1984. The amount of debt secured by this Mortgage, including the outstanding amount of the Note and all Future Advances under paragraph 13 below, shall at no time exceed \$ 20,700.00, plus interest, attorneys' fees not to exceed fifteen (15%) per cent of the unpaid debt, and court costs incurred in collection of amounts due hereunder, and Expenditures by Mortgagee under paragraph 5 below. Interest under the Note will be deferred, accrued or capitalized, but Mortgagee shall not be required to defer, accrue or capitalize any interest except as provided in the Note.

THIS MORTGAGE is given to secure to Mortgagee the repayment of the following amounts, with interest: (a) the indebtedness evidenced by the Note; (b) any Future Advances made under paragraph 13 below; (c) Expenditures by Mortgagee under paragraph 5 below; and (d) attorneys' fees, court costs and other amounts which may be due under the Note and this Mortgage. In consideration of the above indebtedness and for other valuable consideration which Mortgagor acknowledges receiving, Mortgagor does hereby mortgage, grant and convey to Mortgagee, and the Mortgagee's heirs, successors and assigns, the following described property:

ALL that certain piece, parcel or lot of land, with all improvements thereon, of hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, in Austin Township, within the corporate limits of Mauldin and being known and designated as Lot No. 90 of a subdivision known as Glendale II, a plat of which is of record in the R.M.C. Office in Plat Book 000 at Page 55, and having the following metes and bounds, to-wit:

BEGINNING at a point on the northern side of Sycamore Drive at the joint front corner of Lot Nos. 89 and 90 and running thence with the northern side of Sycamore Drive, N. 83-51 W. 90.0 feet to a point; thence continuing with the northern side of Sycamore Drive, N. 62-22 W. 90.0 feet to a point at the joint front corner of Lot Nos. 90 and 91; thence N. 37-40 E. 198.3 feet to a point at the joint rear corner of Lot Nos. 90 and 91; thence S. 75-39 E. 35.0 feet to a point at the joint rear corner of Lot Nos. 89 and 90; thence S. 4-06 E. 200.2 feet to a point on the northern side of Sycamore Drive at the point of Beginning.

That the within property is the identical property conveyed to the Mortgagors herein by deed of J. Odell Shaver, by deed dated April 9, 1976 and recorded in the R.M.C. Office for Greenville County, South Carolina, on April 13, 1976, in Deed Book 1034, at Page 587.



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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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4328-RV-21