

State of South Carolina

BOOK 1607 PAGE 315

Mortgage of Real Estate

County of GREENVILLE

FILED  
GREENVILLE S.C.  
MAY 20 2 40 PM '83  
DONNIE S. TAYLOR

THIS MORTGAGE is dated May 20, 1983

THE "MORTGAGOR" referred to in this Mortgage is JAMES C. THOMAS AND JUDY J. THOMAS

THE "MORTGAGEE" is BANKERS TRUST OF SOUTH CAROLINA, whose address is P.O. Box 608  
Greenville, South Carolina 29602

THE "NOTE" is a note from JAMES C. THOMAS AND JUDY J. THOMAS

to Mortgagee in the amount of \$ 39,000.00, dated May 20, 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 November 21, 1983, 19. 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 \$ 39,000.00, plus interest, attorneys' fees, 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, its successors and assigns, the following described property:

All that certain piece, parcel or lot of land, located, lying and being in the City of Greenville, County of Greenville, State of South Carolina, being shown and designated as Lot No. 37, on plat entitled "Collins Creek, Section I", dated July 30, 1979, prepared by C. O. Riddle, Surveyor, recorded in the Greenville County R.M.C. Office in Plat Book 7-C at page 56, and having, according to said plat the following metes and bounds, to wit:

BEGINNING at a point on the northern side of the right-of-way of Collins Creek, at the joint front corner of the within lot and Lot No. 38 and running thence, along the joint line of said lots N. 40-42 E. 375.65 feet to a point at the joint rear corner of the within lot and Lot No. 38; thence running S. 25-10 E., 226.90 feet to a point at the joint rear corner of the within lot and Lot No. 36; thence, running along the joint line of said lots S. 51-42 W. 310.77 feet to a point at the joint corner of the within lot and Lot No. 35, on the northern side of the right-of-way of Collins Creek; thence, running along said right-of-way N. 40-46 W. 149.45 feet to a point at the joint front corner of the within lot and Lot No. 38, the point and place of beginning.

This is the same property conveyed to the Mortgagors by Deed of Paul C. Aughtry, III recorded in the R.M.C. Office for Greenville County in Deed Book 1188, Page 615 on May 20, 1983.

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STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY  
MAY 20 1983  
STAMP TAX  
PE 11213  
15.60

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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