

State of South Carolina

BOOK 1612 PAGE 646
Mortgage of Real Estate

County of Greenville

FILED
GREENVILLE
JUN 22 4 35 PM '83

THIS MORTGAGE is dated June 17, 1983

THE "MORTGAGOR" referred to in this Mortgage is David H. Ross and Kerry T. Ross

THE "MORTGAGEE" is BANKERS TRUST OF SOUTH CAROLINA, whose address is 1927 Augusta Street, Greenville, S.C. 29605

THE "NOTE" is a note from David H. Ross and Kerry T. Ross to Mortgagee in the amount of \$ 15,000.00, dated June 17, 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 September 15, 1983. 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 \$ 15,000.00, 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, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 8 of the Estate of W. P. McGee as appears on a plat of survey by J. W. Southern, D. S., dated May 16, 1902, and recorded in Plat Book A at Page 83, in the RMC Office for Greenville County and being more fully described as follows:

BEGINNING at a point on the western side of Pickney Street at the corner of Lot No. 10 and running thence with the line of said lot, S. 39 1/2 W. 143 feet to an alley; thence with said alley S. 44 1/4 E. 72 1/2 feet to the corner of Lot No. 6; thence N. 39 1/2 E. 152 feet to Pickney Street; thence W. 50 1/2 W. 72 feet to the point of beginning.

This is the same property conveyed to the Mortgagors herein by deed of Susan Harris Grady dated July 6, 1979 and recorded in the R.M.C. Office for Greenville County on July 6, 1979 in Deed Book 1106 at Page 309.

This Mortgage is junior in lien to that certain Mortgage executed by Susan Harris Grady in favor of Family Federal Savings and Loan Association dated March 10, 1978 in the original sum of \$28,700.00 which mortgage is recorded in the R.M.C. Office for Greenville County in Mortgage Book 1425 at Page 592.

STATE OF SOUTH CAROLINA
RECORDING COMMISSION
DOCUMENTARY
STAMP
TAX
JUN 22 1983
06.00
FF. 1013

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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