

State of South Carolina

FILED  
GREENVILLE

Mortgage of Real Estate

County of GREENVILLE

AUG 3 3 33 PM '83

OGN...

THIS MORTGAGE is dated August 2, 19 83.

THE "MORTGAGOR" referred to in this Mortgage is SUMMERSETT, INC.

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 \_\_\_\_\_  
to Mortgagee in the amount of \$ 292,500.00 dated August 2, 19 83. 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 August 2, 19 84. 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 \$ \_\_\_\_\_ 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 tract of land lying and being on the southwesterly  
slope of Paris Mountain near the City of Greenville, County of Greenville, State of  
South Carolina, and having according to a plat of Summersett Place made by Webb  
Surveying & Mapping Co., dated June, 1983, a copy of which is recorded in the RMC  
Office for Greenville County, South Carolina, in Plat Book 9-10, Page 68, the  
following metes and bounds, to-wit:

BEGINNING at an old iron pin on the southeasterly edge of the end of the right of  
way for Club View Drive said pin being the southwesterly corner of the property  
herein conveyed and being the joint corner of the property of the Grantors and  
Grantee and running thence N 1-10-47 E 112.87 feet to an old iron pin on the line  
of the property of Eva B. Hester; thence N 1-17-09 E 1,776.61 feet to an old iron  
pin; thence turning and running, S 89-21-43 E 1,115.17 feet to an old iron pin; thence  
S 87-09-26 E 1,250.24 feet to an old iron pin; thence S 86-56-28 E 163.25 feet to an  
old iron pin; thence S 86-57-08 E 213.75 feet to an old iron pin; thence S 86-57-24 E  
329.65 feet to an old iron pin; thence turning and running S 10-29-30 W 1,547.49 feet  
to an old iron pin under a rock pile; thence S 10-28-35 E 732.26 feet to an old iron  
pin under a rock pile; thence turning and running S 51-33-07 W 149.95 feet to an old  
iron pin; thence S 51-37-55 W 132.53 feet to an old iron pin; thence S 51-39-23 W  
319.40 feet to an old iron pin; thence S 53-11-21 W 210.02 feet to an old iron pin;  
thence S 53-39-40 W 340.77 feet to an old iron pin under a rock pile; thence turning  
and running N 59-08-42 W 503.59 feet to an old iron pin in the right of way of a  
county road, corner of property of the Grantee herein; thence with the line of the  
property of the Grantee herein the following courses and distances to-wit: N 58-45-  
45 W 949.30 feet to a point; N 10-44-15 E 647.80 feet to a point; N 35-00-45 W 200  
feet to a point; N 71-15-45 W 351.43 feet to a point; S 34-59-15 W 155.25 feet to a  
point; N 78-00-45 W 270.05 feet to a point; S 16-16-15 W 444.24 feet to an old iron  
pin, the point of beginning. The property herein conveyed, according to the above  
referenced plat, contains 155.745 acres, more or less.

Being the same property conveyed to the Mortgagor herein by deed of Harry R. Stephenson,  
Jr. and William K. Stephenson to be recorded of even date herewith.

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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