

State of South Carolina

VOL 1007 PAGE 770

Mortgage of Real Estate

County of

GREENVILLE

FILED
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RECORDED

THIS MORTGAGE is dated June 14, 1984

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

THE "MORTGAGEE" is BANKERS TRUST OF SOUTH CAROLINA, whose address is
Post Office Box 509, Mauldin, South Carolina 29662

THE "NOTE" is a note from Walker O. Graham and Barbara W. Graham to Mortgagee in the amount of \$ 33,000.00, dated June 14, 1984. 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 June 14, 1992. 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 \$ 33,000.00, 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, situate, lying, and being in the County of Greenville, State of South Carolina, in Austin Township, within the corporate limits of Mauldin and being known and designated as Lot 90 of a subdivision known as Glendale II, a plat of which is recorded in the R.M.C. Office for Greenville County, South Carolina, 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 Lots 89 and 90, and running thence with the northern side of Sycamore Drive, N. 83-51 W. 90 feet to a point; thence continuing with the northern side of Sycamore Drive, N. 62-22 W. 90 feet to a point at the joint front corner of Lots 90 and 91; thence, N. 37-40 E. 198.3 feet to a point at the joint rear corner of Lots 90 and 91; thence, S. 75-39 E. 35 feet to a point at the joint rear corner of Lots 89 and 90; thence, S. 4-06 E. 200.2 feet to a point on the northern side of Sycamore Drive, the point of Beginning.

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

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP
TAX
13.20

400 3 11A01

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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