

## Mortgage of Real Estate

County of Greenville

THIS MORTGAGE is dated June 14, 1984, 19 84THE "MORTGAGOR" referred to in this Mortgage is William H. Hilley, Jr. and Frank V. PaceTHE "MORTGAGEE" is BANKERS TRUST OF SOUTH CAROLINA, whose address is P.O. Box 248  
Columbia, S.C. 29202

THE "NOTE" is a note from William H. Hilley, Jr. & Frank V. Pace to Mortgagee in the amount of \$ 15,694.71, dated June 14, 1984, 19 84. 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 \$ 15,694.71, 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.

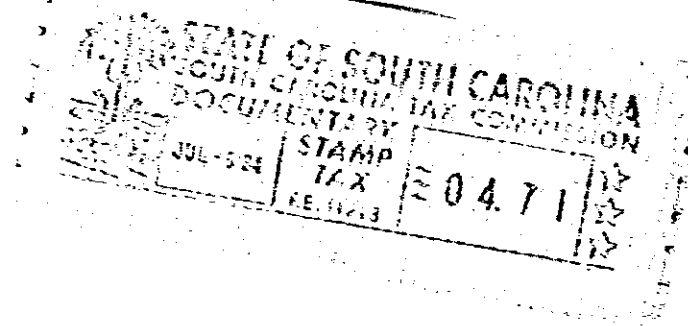
THIS MORTGAGE is given to secure to Mortgagee the repayment of the following amounts, with interest: (a) the indebtedness evidenced by the Note; (b) any Future Advances made under paragraph 13 below; (c) Expenditures by Mortgagee under paragraph 5 below; and (d) attorneys' fees, court costs and other 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 buildings and improvements thereon, situate, lying and being in Gantt Township, near the City of Greenville, in the County of Greenville, State of South Carolina, on the west side of Old Augusta Road (Old U. S. Highway 25), being shown on a plat of property of George S. Rainey, prepared by J. Mac Richardson, dated April, 1954, recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book HH, Page 75, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the west side of Old Augusta Road at the joint front corner of property of John R. New and property now or formerly owned by Waco F. Childress, which point is 245 feet north of corner of property formerly belonging to George S. Rainey and the Shockley property, and running thence N. 80-50 W. 553.7 feet to a nail in a tie in the center line of a railway spur tract leading to Donaldson Center (formerly Donaldson Air Base); thence along the center line of said spur track N. 3-10 E. 270.7 feet to a nail in a tie at the joint rear corner of property now or formerly belonging to George S. Rainey and property now or formerly of Goldsmith and Kilgore; thence along the joint line of the Goldsmith and Kilgore property, S. 87-55 E. 521 feet to an iron pin on the west side of Old Augusta Road; thence along Old Augusta Road, S. 1-45 E. 340 feet to the point of beginning.

The above described property is the same property conveyed to the mortgagors by deed of John R. New recorded May 17, 1983 in Deed Book 1188 at Page 352.

3 JUL 9 1984 059



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);