

State of South Carolina )

Mortgage of Real Estate

County of GREENVILLE )

THIS MORTGAGE is dated August 20, 19 84

THE "MORTGAGOR" referred to in this Mortgage is Michael J. Smith and Kathy K. Smith

THE "MORTGAGEE" is BANKERS TRUST OF SOUTH CAROLINA, whose address is P. O. Box 39 Anderson, South Carolina 29622

THE "NOTE" is a note from Michael J. Smith and Kathy K. Smith to Mortgagee in the amount of \$ 48,000.00, dated August 20, 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 August 19th, 19 91. 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 \$48,000.00, 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:

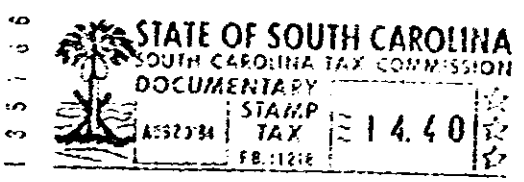
ALL those pieces, parcels or lots of land, with all buildings and improvements, situate, lying and being on the southern side of Old Airport Road and on the western side of Airport Road (formerly known as Rickenbaker Road), in the County of Greenville, State of South Carolina, being shown and designated as a portion of Lot No. 3A, a portion of Lot No. 4 and a portion of Lot No. 4A on a plat of PROPERTY OF WALTER GOLDSMITH, dated March 30, 1973, prepared by Carolina Engineering and Surveying, recorded in Plat Book 8-H, page 62 in the RMC Office for Greenville County, S. C. and having, according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin at the southwestern corner of the intersection of Old Airport Road and Airport Road and running thence with Airport Road, S. 14-46 W. 148.1 feet to an iron pin; thence N. 85-16 W. 121.7 feet to an iron pin; thence N. 06-43 E. 145 feet to an iron pin on the southern side of Old Airport Road; thence with said Road, S. 85-16 E. 144.2 feet to the point of beginning.

The above described property is also shown on a plat of PROPERTY OF MICHAEL J. SMITH, made by Freeland and Associates, dated July 24, 1984, recorded in the RMC Office for Greenville County, S. C. in Plat Book \_\_\_\_\_, Page \_\_\_\_\_.

The above described property is the same conveyed to the Mortgagors by deed of C. Darrell Floyd and Joseph A. Wells, dated August 20, 1984, to be recorded simultaneously herewith.

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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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