

State of South Carolina)

VOL 1590 PAGE 223

Mortgage of Real Estate

County of GREENVILLE)

THIS MORTGAGE is dated NOVEMBER 14, 1984

THE "MORTGAGOR" referred to in this Mortgage is PAUL GERALD JONES

THE "MORTGAGEE" is BANKERS TRUST OF SOUTH CAROLINA, whose address is 116 NE MAIN STREET SIMPSONVILLE, SOUTH CAROLINA 29681

THE "NOTE" is a note from PAUL GERALD JONES to Mortgagee in the amount of \$4,433.24, dated NOVEMBER 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 FEBRUARY 15, 1984. 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 \$4,433.24, 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:

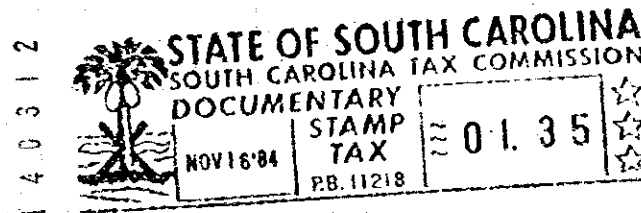
ALL that piece, parcel or lot of land situate, lying and being in the Town of Simpsonville Greenville County and State aforesaid on North side of Curtis Street beginning at now or formerly P. N. Gresham corner 3x and running thence N. 23-1/2 W. 97 feet to an iron pin (S. A. Curry line) now or formerly W. F. Gresham line 3x; thence S. 65 W. 26 feet to an iron pin 3x; thence S. 23-1/2 E. 97 feet to an iron pin on side walk of said street 3x; thence N. 65 E. 26 feet with said side walk to the beginning corner, and containing 2522 square feet, more or less.

This being the same property conveyed to P. G. Jones and C. J. Jones by deed of Maude W. Gresham and E. W. Gresham dated March 18, 1941, recorded March 26, 1941 in Deed Volume 232 at page 283.

C. J. Jones conveyed his one half interest (1/2) to Paul Goodwin Jones by deed dated March 23, 1955, recorded June 28, 1955 in Deed Volume 528 at page 328.

Paul Goodwin Jones died testate March 29, 1969 and according to records of his estate filed in Apt. 1085, file 14, in the Probate Court for Greenville County devised the within property to Paul Gerald Jones, mortgagor herein.

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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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