

REH

3007 1444 PAGE 700

State of South Carolina

FILED
GREENVILLE CO. S. C.

Mortgage of Real Estate

County of GREENVILLE

SEP 13 1 54 PM '78
DENNIE S. TANSERSLEY
R.M.C.

THIS MORTGAGE made this 19th day of September, 1978

by Barbara J. Elliman and Peter J. Elliman

(hereinafter referred to as "Mortgagor") and given to Bankers Trust of South Carolina

(hereinafter referred to as "Mortgagee"), whose address is Post Office Box 608, Greenville,

South Carolina 29602

WITNESSETH:

THAT WHEREAS, Barbara J. Elliman

is indebted to Mortgagee in the maximum principal sum of One Hundred Thousand and No/100

Dollars (\$ 100,000.00

), which indebtedness is

evidenced by the Note of September 19, 1978 of even

date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of

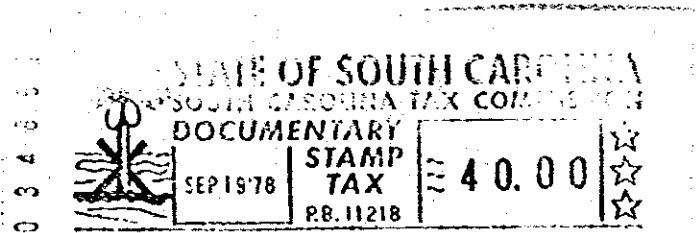
which is Thirty Years (30 yrs.) after the date hereof, the terms of said Note and any agreement modifying it are incorporated herein by reference.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the said Mortgagor, for and in consideration of the aforesaid indebtedness and in order to secure the payment thereof together with any renewals or extensions or modifications thereof upon the same or different terms or at the same or different rate of interest and also to secure in accordance with Section 29-3-50, as amended, Code of Laws of South Carolina (1976): (i) all future advances and readvances that may subsequently be made to Mortgagor by Mortgagee evidenced by the aforesaid Note, or by other promissory notes, and all renewals and extensions thereof, and (ii) all other indebtedness of Mortgagor to Mortgagee, now or hereafter existing, whether direct or indirect, the maximum amount of all indebtedness outstanding at any one time secured hereby not to exceed \$ 100,000.00 plus interest thereon, all charges and expenses of collection incurred by Mortgagee including court costs and reasonable attorneys fees, has granted, bargained, sold, released and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns, the following described property:

ALL that piece, parcel or lot of land in Greenville County, State of South Carolina being known and designated as Lot 105 on Plat of property of Green Valley Estates recorded in Plat Book QQ at Page 2 and 3 in the RMC Office for Greenville County and having, according to said Plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the joint front corner of Lots 104 and 105 and running thence with line of Lot 104 S. 81-05 E. 186.4 feet to an iron pin; thence N. 19-51 E. 227.8 feet to an iron pin at the joint rear corner of Lots 105 and 106; thence with line of Lot 106 N. 80-16 W. 188 feet to an iron pin on East Round Hill Road; thence with said East Round Hill Road S. 21-47 W. 115 feet to an iron pin; thence continuing with said East Round Hill Road S.16-40 W. 115 feet to the point of beginning.

This is the same property conveyed to the Mortgagors herein by deed of Laura E. Pate, dated May 31, 1978 and recorded May 31, 1978 in the RMC Office for Greenville County, S. C. in Deed Book 1080 at Page 181, conveying the entire fee unto Barbara J. Elliman and by deed of Barbara J. Elliman of even date herewith conveying an undivided one-half interest in the above described property to Peter J. Elliman, which deed is recorded in the RMC Office for Greenville County, S.C. in Deed Book 1098 at Page 91.



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);