

State of South Carolina

1514 779

Mortgage of Real Estate

County of GREENVILLE

Amount Financed: \$8,553.44

THIS MORTGAGE made this 17th day of June 19 81

by Charles B. Wilder

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

(hereinafter referred to as "Mortgagee"), whose address is P. O. Box 608, Greenville, S.C.

WITNESSETH:

THAT WHEREAS, Charles B. Wilder

is indebted to Mortgagee in the maximum principal sum of Eight Thousand Five Hundred Fifty Three and 44/100 Dollars (\$ 8,553.44), which indebtedness is

evidenced by the Note of Charles B. Wilder of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of which is 96 months after the date hereof, the terms of said Note and any agreement modifying it are incorporated herein by reference

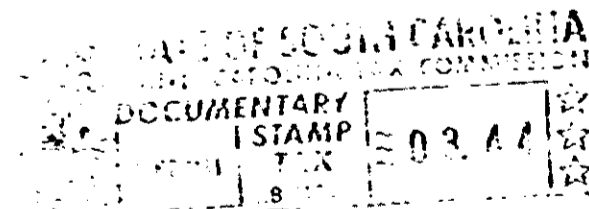
NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the said Mortgagor, for and in consideration of the aforesaid indebtedness and in order to secure the payment thereof together with any renewals or extensions or modifications thereof upon the same or different terms or at the same or different rate 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 \$ 8,553.44 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 with the buildings and improvements thereon, situate, lying and being near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot 49, Monaghan Subdivision, plat of which is recorded in the RMC Office for Greenville County in Platbook GG at Page 86 and 87, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Marion Road at the joint front corner of Lots 48 and 49, and running thence with the line of Lot 48 N. 48-04 W. 140.3 feet to an iron pin in rear line of Lot 57; thence with the rear line of Lots 57 and 58 S. 54-50 W. 76.94 feet to an iron pin, joint rear corner Lots 49 and 50; thence with the line of Lot 50 S. 48-04 E. 157.5 feet to an iron pin on the northwestern side of Marion Road; thence with the northwestern side of Marion Road N. 41-56 E. 75 feet to the point of beginning.

This being the same property conveyed to the mortgagor herein by deed of Ralph G. Land as recorded in Deed Book 607 at Page 112 on September 26, 1958.

THIS IS A SECOND MORTGAGE



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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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