STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

SELECTION ALL WROM THESE PRESENTS MAY CONCERN:

WHEREAS,

WALTER M. WELLS and EVANGELINE H. WELLS

(hereinafter referred to as Mortgagor) is well and truly indebted unto

BANKERS TRUST OF SOUTH CARCLINA

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of

WHEREAS, the Mortgager may hereafter become indebted to the said Mortgagee for such further sums as may be alvanced to or for the Mortgager's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MFN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagor at any time for advances made to or for his account by the Mortgagoe, and also in consideration of the further sum of Three Dollars (\$5.00) to the Mortgagor in hand well and truly paid by the Mortgagoe at and before the scaling and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagoe, its successors and assigns:

"ALL that certain piece, parcel or lot of land, well all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, in the City of Greenville, on the northeast side of Interstate Highway #85 and being shown as "Reserved Tract" on plat of property of Section No. 2, Parkins Lake Development, prepared by R. K. Campbell, dated October 22,1962, said plat being recorded in the RMC Office for Greenville County in Plat Book YY at page 93 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Interstate Highway #85 and running thence with said Highway S. 39-27 W. 812.9 feet to an iron pin; thence N. 50-38 W., 10 feet to an iron pin; thence S. 40-07 W. 1.5 feet to an iron pin; thence with property of Lollie F. Hines, S. 61-28 W. 469.8 feet to an iron pin in line of Lot No. 8 on said subdivision; thence running with the rear line of Lots Nos. 8, 7, 6, 5, 4, 3, 2 and 1 N. 33-55 E. 1,190.6 feet to an iron pin on the southwestern side of Isbell Lane; thence with the southwestern side of Isbell Lane S. 67-10 E. 289.1 feet to an iron pin; thence with the intersection of Isbell Lane and Interstate Highway #85 the chord of which intersection is S. 13-45 E. 29.9 feet to the beginning corner.



Together with all and singular rights, members, hereditiments, and appointenances to the same belonging in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had thereform, and finduling all heat not plumling, and lighting fixtures now or bereafter attached, connected, or fitted thereto in any manner: it being the intention of the parties hereto that all fixture and equipment, other than the usual howshold furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever,

The Mortgager coverants that it is lawfully seized of the premises havinghove described in ice simple absolute, that it has good right and is lawfully authorized to seil, convey or encounter the same, and that the promises are free and clear et all lone and encountrances except as provided berom. The Mortgager further coverants to war not and forever depend all and singular the suit premises unto the Mortgager forever, from and against the Mortgager and all persons whoms ever I ewhilly closured the same or any partition of.

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