

Mortgagor's Address: c/o Donald J. Barhyte, P.O. Box 1688, Greenville, S.C. 29602

MORTGAGE OF REAL ESTATE—Office of Wyche, Burgess, Freeman & Parham, P.A. Greenville, S. C. 1386 PAGE 31

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.

DEC 28 10 27 AM '86
JUNIE S. TANNERSLEY
R.M.C.

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: B-S IV LIMITED PARTNERSHIP

(hereinafter referred to as Mortgagor) SEND (S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto **BANKERS TRUST OF SOUTH CAROLINA, N.A.**
(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

Four Hundred Fifty Thousand and No/100 -----DOLLARS (\$ 450,000.00)
with interest thereon ~~from date of the note to the date of payment of said principal and interest to be~~
~~considered follows~~ at the prime ^{maximum} interest rate of Mortgagee, plus 2%, adjusted on
a daily basis with a/ interest of ten (10%) percent per annum, such
interest being payable quarterly, and the principal balance being payable
on demand with any accrued interest due as of the date of demand.

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

NOW, KNOW ALL MEN, 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 Mort-
gagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the
further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and be-
fore the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bar-
gained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its
heirs, successors and assigns the following described piece, parcel or lot of land, with all improvements thereon,
or hereafter constructed thereon:

See Description shown on attached Schedule A-Property Description

248277 280

3.50 AM

DOCUMENTARY
STAMP
TAX
130.00
PB. 11218

4328 RV-2

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belong-
ing or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had
therefrom, and including all heating, plumbing, and lighting fixtures and any other equipment or fixtures now
or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto
that all such fixtures and equipment, other than the usual household furniture, be considered a part of the
real estate.