

State of South Carolina)

Mortgage of Real Estate VOL 1694 460

County of GREENVILLE CO. S.C.)

FILED
GREENVILLE
Dec 14 12 42 PM '84
DONNIE S. LANKERSLEY
REC

THIS MORTGAGE is dated December 13, 1984

THE "MORTGAGOR" referred to in this Mortgage is J. Frank Ogletree, Jr.

THE "MORTGAGEE" is BANKERS TRUST OF SOUTH CAROLINA, whose address is

Post Office Box 608, Greenville, SC 29602

THE "NOTE" is a note from J. Frank Ogletree, Jr.

to Mortgagee in the amount of \$ 67,200.00, dated December 13, 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 March 7, 1995. The amount of debt secured by this Mortgage, including the outstanding amount of the Note and all Future Advances under

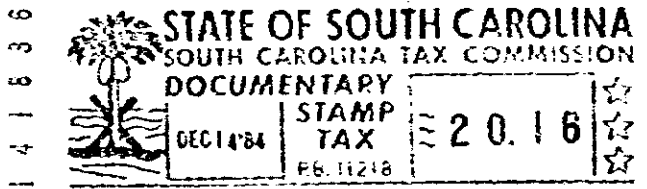
paragraph 13 below, shall at no time exceed \$ 67,200.00, plus interest, attorneys' fees, and court costs incurred in collection of amounts due hereunder, and Expenditures by Mortgagee under paragraph 5 below. Interest under the Note will be deferred, accrued or capitalized, but Mortgagee shall not be 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 certain piece, parcel or lot of land, with all improvements thereon or hereafter constructed thereon, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina and being located at the intersection of Harris Street and Auauts Street, being described more particularly as shown on plat entitled "Property of J. Frank Ogletree, Jr." prepared by Freeland and Associates, dated November 29, 1984, recorded in Plat Book 11-D at Page 47, as having the following metes and bounds, to wit:

BEGINNING at an iron pin in the intersection of Harris Street and Augusta Street and running thence with Harris Street, N 67-24 E, 93.86 feet to an iron pin, thence S 22-54 E, 93.13 feet to an iron pin, thence running S 67-02 W, 128.41 feet to an iron pin on Augusta Street and running thence with Augusta Street, N 2-40 W, 99.93 feet to an iron pin, the point of BEGINNING.

DERIVATION: Deed of Guido H. Capri and William A. Wilburn recorded December 14, 1984 in Deed Book 228 at Page 781 in the Greenville County RMC Office.



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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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