County of

CREEN'T C. S.P. Per 1 9 25 開 84

THIS MORTGAGE is dated SEPTEMBER 24TH

_, 19_84 MODESTINE VALENTINE

THE "MORTGAGOR" referred to in this Mortgage is

THE "MORTGAGEE" is BANKERS TRUST OF SOUTH CAROLINA, whose address is 116 N. E. MAIN STREET, SIMPSONVILLE, SOUTH CAROLINA

MODESTINE VALENTINE THE "NOTE" is a note from _

to Mortgagee in the amount of \$12,062.55 ___, dated __SEPTEMBER_24TH, 19849 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 __DECEMBER_24TH______, 19_84__ 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 \$ N/A 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

valuable consideration which mortgagor acknowledges receiving, mortgagor does never inorigage, 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 lying, being and situate in the County of Greenville, State of South Carolina, off Charlie Black Road, on Benny Road, and being more particularly described according to a plat entitled "Survey for Modestine Valentine" dated July 2nd, 1984, prepared by Richard D. Wooten, Jr., RLS, which plat is recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book 10-V, at Page 17, and having, according to said plat, the following metes and bounds, towit:

BEGINNING at an iron pin, which pin is approximately 810.3 feet from the intersection of Benny Road and Charlie Black Road, and running thence with the center of Benny Road as the line S. 18-50 E. 150 feet to an iron pin; thence with the property line of Earl, S. 71-29 W. 528.8 feet to an iron pin; thence with the property line of Ladson, N. 09-09 E. 239.9 feet to an iron pin; thence with the property of Laster N. 79-58 E. 421.37 feet to an iron pin in the center of Benny Road, the point of beginning, and containing two (2) acres, more or less.

This is the same property conveyed to Modestine Valentine by Betty B. Laster by deed recorded in the R.M.C. Office for Greenville County, South Carolina in Deed Book 1217, at Page 371, dated July 16th, 1984.

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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):

81-002 (10-82)