

State of South Carolina)
GREENVILLE CO. S.C.

Mortgage of Real Estate

County of GREENVILLE 3 40 PM '80

THIS MORTGAGE made this 18th day of July, 1980

by KENNETH L. MARLOWE and HAZEL R. MARLOWE

(hereinafter referred to as "Mortgagor") and given to RAY DURHAM and WAYMON RAXTER

(hereinafter referred to as "Mortgagee"), whose address is c/o Mr. Waymon Raxter; Route 5; Easley, South Carolina, 29640

WITNESSETH:

THAT WHEREAS, Kenneth L. Marlowe and Hazel R. Marlowe is indebted to Mortgagee in the maximum principal sum of Thirteen Thousand Seven Hundred Twenty-Two and No/100 Dollars (\$ 13,722.00), which indebtedness is evidenced by the Note of Kenneth L. Marlowe and Hazel R. Marlowe of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of which is July 1, 1983 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 \$ 13,722.00, 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 certain piece, parcel or tract of land, located, lying and being in the County of Greenville, State of South Carolina, being shown and designated as Tract No. 3 on plat entitled "Property of Tract 1 - Ray Durham and Waymon C. Raxter; Tracts 2 and 3 - Kenneth L. Raxter", dated February 25, 1980, prepared by T. Craig Keith, containing 45.74 acres, more or less, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point in the center of the right-of-way of Terry Road at the joint corner of the within Tract and Tract No. 2 and in the line of property now or formerly of Bannon and running thence along the joint line of the within described Tract and property now or formerly of Bannon, S. 4-49 W., 458.4 feet to an iron pin; thence running S. 89-06 W., 132.0 feet to an iron pin; thence running S. 4-06 W., 1,089.0 feet to an iron pin; thence running N. 80-51 W., 792.0 feet to an old iron pin at stone in the line of property now or formerly of Cannon; thence running along the joint line of said tracts N. 2-07 E., 2,814.6 feet to a point in the center of the right-of-way of Terry Road; thence running along the center of said right-of-way S. 42-41 E., 452.0 feet to a point; thence running S. 37-01 E., 350.73 feet to a point; thence running S. 21-50 E., 299.31 feet to a point; thence running S. 9-25 E., 341.4 feet to a point; thence running S. 53-17 E., 282.53 feet to a point in the center of the right-of-way of Terry Road, at the joint corner of the within tract and Tract No. 2 in the line of property now or formerly of Bannon, the point and place of beginning.

This is the same property conveyed to the Mortgagors herein by deed of Ray Durham and Waymon Raxter recorded in the Greenville County RMC Office in Deed Book 1129 at Page 589 on the 21 day of July, 1980.

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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