

State of South Carolina

1508-601

S.C.

Mortgage of Real Estate

County of GREENVILLE

1980

SLEY

THIS MORTGAGE made this 23rd day of July, 1980

by Lewis Eugene Daniels and Carol S. Daniels

(hereinafter referred to as "Mortgagor") and given to Bankers Trust of South Carolina

(hereinafter referred to as "Mortgagee"), whose address is Post Office Box 608, Greenville, South Carolina 29602

WITNESSETH:

THAT WHEREAS, Lewis Eugene Daniels and Carol S. Daniels is indebted to Mortgagee in the maximum principal sum of Nine Thousand Five Hundred Three and 84/100 Dollars (\$ 9,503.84), which indebtedness is evidenced by the Note of Lewis Eugene Daniels and Carol S. Daniels of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of which is ninety-six (96) months after the date hereof, 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 \$ 9,503.84, 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 piece, parcel or lot of land situate, lying and being in Greenville County, South Carolina, being shown as Lot 18 of Mauldin Meadow, plat of which is recorded in Plat Book EE, Page 151, and according to said plat, having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the East side of Mauldin Circle at the joint corner of lot 18 and lot marked "sold" and running thence S. 65-57 E. 145.9 feet; thence N. 23-30 E., 80 feet; thence N. 65-57 W. 145.9 feet to an iron pin on Mauldin Circle; thence with Mauldin Circle, S. 23-30 W., 80 feet to the point of beginning.

This is the same piece and parcel of land conveyed to Lewis Eugene Daniels and Carol S. Daniels by Deed dated July 27, 1973 and recorded in the R.M.C. Office for Greenville County in Deed Book 982 at Page 603.

This mortgage is junior in priority to that certain note and mortgage given to Collateral Investment Co. recorded in the Greenville County R.M.C. Office in Book 1289 at Page 159, to secure the original principal sum of \$17,950.00, which mortgage was subsequently assigned to Winthrop Savings Bank, said Assignment of Mortgage being recorded in the Greenville County R.M.C. Office in Book 1292 at Page 383.

RECORDED IN THE R.M.C. OFFICE FOR GREENVILLE COUNTY, SOUTH CAROLINA, ON JULY 23, 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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