

State of South Carolina

FILED 50
CO. S. C.

BOOK 1523 PAGE 157

County of GREENVILLE

NOV 2 11 52 AM '80
JOHN W. HANNERSLEY
S.M.C.

Mortgage of Real Estate

THIS MORTGAGE made this 31st day of October, 19 80.

by Guy R. O'Kelly, Jr. and Gayle F. O'Kelly

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

(hereinafter referred to as "Mortgagee"), whose address is Post Office Box 8, Simpsonville,
South Carolina

WITNESSETH:

THAT WHEREAS, Guy R. O'Kelly, Jr. and Gayle F. O'Kelly is indebted to Mortgagee in the maximum principal sum of Twelve Thousand Three Hundred Seventy Five and no/100 Dollars (\$ 12,375.00), which indebtedness is evidenced by the Note of Guy R. O'Kelly, Jr. and Gayle F. O'Kelly of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of which is November 10, 1987 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 \$ 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 lying in the State of South Carolina, County of Greenville, shown as Lot 36 on plat of Oakfern, Section Two, recorded in Plat Book 6 H at page 53 and having such courses and distances as will appear by reference to said plat.

Being the same property conveyed by Edward H. Hembree Builders, Inc., by deed recorded herewith.

STATE OF SOUTH CAROLINA
DOCUMENTARY
STAMP
TAX \$ 04.96

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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).