

Mortgage of Real Estate

County of Greenville)
Date: 2 06 PM '81)

DONNIE S. TANKERSLEY
RMC

THIS MORTGAGE made this 10th day of August, 1981

by Billy Donnahue

(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, S. C., 29602

WITNESSETH:

THAT WHEREAS, Billy Donnahue is indebted to Mortgagee in the maximum principal sum of Fourteen Thousand Five Hundred Five and 80/100 Dollars (\$ 14,505.80), which indebtedness is evidenced by the Note of Billy Donnahue 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 (90) days after the date hereof, the terms of said Note and any agreement modifying it are incorporated herein by reference.

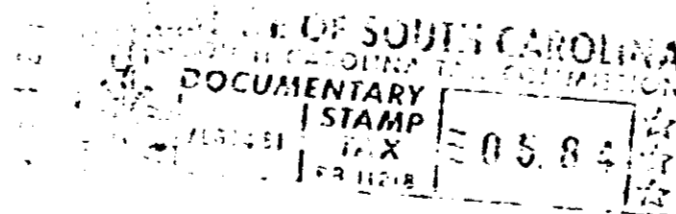
NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the said Mortgagor, for and in consideration of the aforesaid indebtedness and in order to secure the payment thereof together with any renewals or extensions or modifications thereof upon the same or different terms or at the same or different rate 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 \$ 14,505.80 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 lot of land, with the buildings and improvements thereon, lying and being on the southwesterly side of Batesview Drive, in the City of Greenville, S.C., being known and designated as Lot No. 7 on plat of NORTHSIDE GARDENS, as recorded in the RMC Office for Greenville County, S.C., in Plat Book S, at Page 17, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwesterly side of Batesview Drive, said pin being the joint front corner of Lots 7 and 8, and running thence with the southwesterly side of Batesview Drive S. 34-48 E. 85 feet to an iron pin, the joint front corner of Lots 6 and 7; thence with the common line of said lots S. 55-12 W. 200 feet to an iron pin, the joint rear corner of Lots 6 and 7; thence N. 34-48 W. 85 feet to an iron pin, the joint rear corner of Lots 7 and 8; thence with the common line of said lots N. 55-12 E. 200 feet to an iron pin on the southwesterly side of Batesview Drive, the point of beginning.

This being the same property conveyed to the mortgagor herein by deed of Frank Armitage, Jr. dated January 14, 1966, and recorded on that date in the RMC Office for Greenville County, S.C., in Deed Book 790, at Page 151.

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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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