

State of South Carolina

Mortgage of Real Estate

County of GREENVILLE

GREENVILLE S.C.
MAR 29 10 01 AM '84

1658 585

THIS MORTGAGE is dated March 19, 1984

THE "MORTGAGOR" referred to in this Mortgage is Helen L. Tinsley

THE "MORTGAGEE" is BANKERS TRUST OF SOUTH CAROLINA, whose address is 1100 Pendleton St., P. O. Box 608, Greenville, SC 29602

THE "NOTE" is a note from William M. and Helen L. Tinsley to Mortgagee in the amount of \$ 20,000.00, dated March 19, 1984. The 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 February 19, 1992. 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 \$ _____, plus interest, attorneys' fees, and 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 convey to Mortgagee, its successors and assigns, the following described property:

"All that piece, parcel or lots of land with the buildings and improvements thereon situate, lying and being near the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lot 21 and part of Lot 20 on plat of Talmer Cordell Property which plat is recorded in the RMC Office for Greenville County, South Carolina, in Plat Book X, page 179, and having, according to said plat, and plat of property of L. B. Winters made by R. W. Dalton, Engineer, December 19, 1957, the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the easterly side of Welcome Street which iron pin is 298 feet in a southeasterly direction from the intersection of Welcome Street and Welcome Road at the joint front corner of Lots 21 and 22; and running thence along Welcome Street S. 14-0 E. 80 feet to an iron pin; thence N. 76-0 E. 160 feet to an iron pin; thence N. 14-0 W. 80 feet to an iron pin; joint rear corner Lots 21 and 22; thence S. 76-0 W. 160 feet to an iron pin, the point of beginning."

THIS BEING THE SAME PROPERTY conveyed unto Helen L. Hendrix (now Helen L. Tinsley) by deed of L. B. Winters dated April 4, 1963 and recorded April 4, 1963 in Book 719 at Page 507 in the RMC Office for Greenville County, South Carolina.

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STATE OF SOUTH CAROLINA
RECORDS AND DEEDS DIVISION
DOCUMENTARY
STAMP TAX
\$ 08.00

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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);

0.585

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