

State of South Carolina

VOL 1007 PAGE 774

Mortgage of Real Estate

County of GREENVILLE

THIS MORTGAGE is dated June 11, 1984

THE "MORTGAGOR" referred to in this Mortgage is William Clyde Lindsey, Jr.

THE "MORTGAGEE" is BANKERS TRUST OF SOUTH CAROLINA, whose address is 101 N. Main Street, Greer, S.C. 29651

THE "NOTE" is a note from William Clyde Lindsey, Jr. to Mortgagee in the amount of \$ 12,824.45, dated June 11, 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 June 11, 1989. 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 \$ 12,824.45, 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:

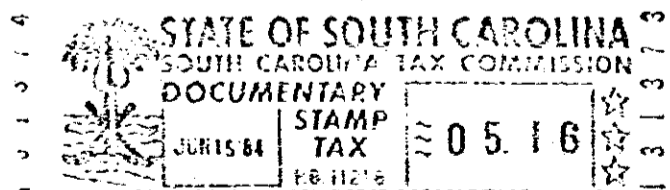
ALL that tract of land in the County of Greenville, State of South Carolina, in Highland Township, containing 46 acres, more or less, known as the Oliver Barrett place, and having the following metes and bounds:

BEGINNING at an iron pin in the center of S.C. Highway 253, at corner of W.K. Lindsey, and running thence along his line N. 72-30 E. 2,178 feet to a branch; thence N. 20 W. 1066.56 feet to an iron pin; thence S. 76 W. 409.2 feet to an iron pin; thence N. 14 W. 64.02 feet to an iron pin; thence S. 70-30 W. 464.64 feet to an iron pin; thence S. 14 E. 24.42 feet to an iron pin; thence S. 76 W. 943.8 feet to an iron pin in the center of S.C. Highway 253; thence with the center of said highway (approximately S. 13 E. and approximately 234.96 feet) to an iron pin at the corner of Fay Lindsey; thence with her line N. 77 E. 259.6 feet to an iron pin; thence with her line S. 17-45 E. 602 feet to an iron pin; thence with her line, S. 4-30 W. 126 feet to an iron pin; thence with her line S. 82-30 W. 313 feet to an iron pin in the center of S.C. Highway 253; thence along the center of said highway, in a southwesterly direction, 300 feet, more or less, to the point of beginning. This is the balance of a 50 acre tract shown in Plat Book 4-Y, page 128, less 4.51 acres conveyed out to Fay Lindsey in Deed Book 836, page 590.

This mortgage is subject to all restrictions, easements, rights of way, roadways and zoning ordinances of record, on the recorded plats or on the premises.

This is that same property conveyed to Mortgagor by deed of Franklin M. Lindsey, recorded in the RMC Office for Greenville County on 4-27-78, in Deed Book 1077 at page 903. And the same conveyed to William Clyde Lindsey, Jr. and Franklin M. Lindsey by deed of F. Guy Lindsey, et al, recorded in RMC Office for Greenville County on 4-5-73, in Deed Book 972, page 47.

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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);