

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

JAN 17 4 47 PM '74  
MORTGAGE OF REAL ESTATE  
DONNIE S. TANKERSLEY  
R.M.A. WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, JAMES W. BUNN and K. SUE BUNN

(hereinafter referred to as Mortgagor) is well and truly indebted unto

BANKERS TRUST OF SOUTH CAROLINA, N. A.

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of Twelve Thousand and No/100-----

-----Dollars (\$ 12,000.00) due and payable  
January 15, 1975

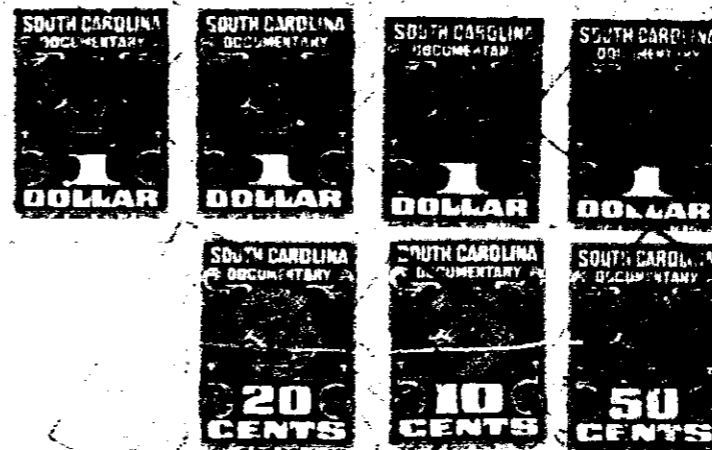
with interest thereon from date at the rate of Eight per centum per annum, to be paid: quarterly

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns:

"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, being shown and designated as Lot No. 77 on a plat of Holly Tree Plantation prepared by Enwright Associates, Inc., dated May 28, 1973, recorded in the RMC Office for Greenville County in Plat Book 4X at Page 37 and having, according to said plat, the following metes and bounds, to wit:

Beginning at an iron pin on the western edge of Spring Hill Drive at the joint front corner of Lots 77 and 78 and running thence with the joint line of said lots, North 66 degrees, 51 minutes, 41 seconds West 176.39 feet; thence North 30 degrees, 50 minutes, 22 seconds East 126.07 feet to an iron pin at the joint rear corner of Lots 76 and 77; thence with the joint line of said lots, South 60 degrees, 42 minutes, 59 seconds East 126.26 feet to an iron pin on the western edge of Spring Hill Drive; thence with the edge of said Drive, South 26 degrees, 26 minutes, 39 seconds West 65.00 feet to an iron pin; thence continuing with said Drive, South 2 degrees, 50 minutes, 22 seconds West 87.33 feet to the point of beginning.



Together with all and sundry its, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.