

Mortgage of Real Estate

County of GREENVILLE

THIS MORTGAGE made this 9th day of December 19 77

by George Petusky, Jr.

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

(hereinafter referred to as "Mortgagee"), whose address is P.O. Box 608, Greenville, S.C. 29602

WITNESSETH

THAT WHEREAS George Petusky, Jr. is indebted to Mortgagee in the maximum principal sum of Fourteen Thousand One Hundred and 60/100 Dollars (\$ 14,100.60) which indebtedness is evidenced by the Note of George Petusky, Jr. and Mary M. Petusky of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of which is sixty (60) months 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) 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 in 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 \$ 14,100.60 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 all improvements thereon situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot 404 on Plat of Gower Estates, Section D, plat of which is recorded in the RMC Office for Greenville County, South Carolina, in Plat Book RR, pages 192 and 193, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southernly side of Pimlico Road, joint front corner Lots 403 and 404; and running thence S. 24-29 E. 167.6 feet to an iron pin; thence S. 55-24 W. 90 feet to an iron pin; thence N. 34-36 W. 174.65 feet to an iron pin on Pimlico Road, joint front corner Lots 404 and 405; thence along Pimlico Road N. 55-11 E. 42.05 feet to a point; thence continuing along Pimlico Road, N. 62-33 E. 78 feet to an iron pin, the point of beginning.

THIS being the same property conveyed to Mortgagor by deed of Carroll B. Long recorded in the R.M.C. Office for Greenville County on December 29, 1965, in Deed Book 789 at Page 20.

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THIS IS A SECOND MORTGAGE

5.11.77

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).

BT

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