

Loan Amount \$8,003.56

State of South Carolina

BOOK 1496 33

County of GREENVILLE

FILED  
GREENVILLE CO. S.C.  
FEB 20 4 44 PM '80

Mortgage of Real Estate

THIS MORTGAGE made this 14th day of February, 19 80

by Floyd N. Howard and Fredda P. Howard

(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, Floyd N. Howard and Fredda P. Howard is indebted to Mortgagee in the maximum principal sum of Thirteen Thousand Five Hundred Ten and 80/100 Dollars (\$ 13,510.80), which indebtedness is evidenced by the Note of Floyd N. Howard and Fredda P. Howard of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of which is seventy-two (72) 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) (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 \$13,510.80, 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 lot of land with the buildings and improvements thereon situate on the North side of Don Drive, in the City of Greenville, in Greenville County, South Carolina, being shown as Lot No. 45 on plat of Section A of Gower Estates made by Dalton & Neves, Engineers, January 1960, recorded in the RMC Office for Greenville County, S.C. in Plat Book QQ at Pages 146 and 147, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the North side of Don Drive at the joint front corner of Lots 44 and 45 and runs thence along the line of Lot 44, N. 22-14 E., 178.8 feet to an iron pin; thence S. 66-23 E., 40 feet to an iron pin; thence S. 75-49 E. 27 feet to an iron pin; thence with the line of Lot 46, S. 15-20 W. 175 feet to an iron pin on the North side of Don Drive; thence with the curve of Don Drive (the chord being N. 72-49 W., 88 feet) to the beginning corner.

THIS being the same property conveyed to the mortgagors herein by deed of Robert B. Fenyves and Sharon M. Fenyves as recorded in Deed Book 770 at Page 277, in the RMC Office for Greenville County, S.C. on March 31, 1965.

1980

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE  
DOCUMENTARY  
FEB 20 1980

THIS IS A SECOND MORTGAGE

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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