

State of South Carolina

BOOK 1570 PAGE 786

Mortgage of Real Estate

County of GREENVILLE

ASLEY

THIS MORTGAGE made this 21 day of May, 19 82

by Burnes F. Duckett and Helen B. Duckett

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

(hereinafter referred to as "Mortgagee"), whose address is 1322 West Poinsett Street, Greer, South Carolina 29651

WITNESSETH:

THAT WHEREAS, Burnes F. Duckett and Helen B. Duckett is indebted to Mortgagee in the maximum principal sum of Twelve Thousand Four and 84/100----- Dollars (\$ 12,004.84), which indebtedness is evidenced by the Note of Burnes F. Duckett and Helen B. Duckett of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of which is 84 Consecutive 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 \$12,004.84 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 the improvements thereon situate, lying and being in Chick Springs Township, in the County of Greenville, on the west side of Forest Street, near the Town of Greer in subdivision know as "NEEDMORE" containing 15/100 of an acre, more or less, according to a survey made by W.A. Christopher, and having the following metes and bounds, to-wit: Beginning at an iron pin in the center of said Street, and runs North 72-20 West 125 feet to an iron pin in an avenue near a large oak 3M; thence North 5 1/4 East 56 feet to an iron pin; thence South 72-20 East 125 feet to an iron pin in the center of Forest Street; thence with said street South 5 1/4 West 56 feet to the beginning point. Bounded by lots of M.D. Fowler on the South, J.S. Sullivan on the West, and Hattie Broadus on the North, said premises being that conveyed to Mortgagors by Fred L. Crow by deed dated February 7, 1941 and recorded in R. M. C. Office for Greenville County, Page 270 Book 230.

RECORDED IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF THE STATE OF SOUTH CAROLINA IN AND FOR THE COUNTY OF GREENVILLE
DOCUMENTARY
STAMP
MAY 21 1982
\$ 04.84

400 8 37071801

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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