

REH

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State of South Carolina

FILED GREENVILLE CO. S. C.

Mortgage of Real Estate

County of Greenville JUN 4 3 22 PM '79

THIS MORTGAGE made this 1st day of June, 1979

by Christine W. Dear

(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, South Carolina 29602

WITNESSETH:

THAT WHEREAS, Christine W. Dear is indebted to Mortgagee in the maximum principal sum of Ten Thousand Six Hundred Twenty-One and 37/100 Dollars (\$ 10,621.37), which indebtedness is evidenced by the Note of ... of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of which is Three (3) years 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 \$ 10,621.37 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 of that lot of land in the County of Greenville, State of South Carolina known as Lot No. 17, Section C of Crofstone Acres according to plat of C. B. Dawsey dated August, 1946 and recorded in the R.M.C. Office for Greenville County in plat book S at pages 78 and 79; said lot fronting 100 feet on the northern side of Rutherford (Camp Road); said lot being 290 feet deep on the eastern side and 301.9 deep on the western side with a width of 100 feet on the rear.

This being the same property conveyed unto Christine W. Dear by deed from Tom Mulley Rice, dated December 3, 1956 and recorded in the R.M.C. Office for Greenville County, S. C. in Deed Book 566 at page 458 on 12/6/56.

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STATE OF SOUTH CAROLINA DOCUMENTARY TAX COMMISSION STAMP 0428

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-1177

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