

THE PALMETTO BANK

VOL 1552 PAGE 134

Mortgage of Real Estate

State of South Carolina
County of GREENVILLE

THIS MORTGAGE is dated MAR 15 March 12, 19 84

THE "MORTGAGOR" referred to in this Mortgage is Larry N. Spivey and Glenda Sharon Spivey

whose address is 113 Suffolk Court, Greenville, SC, 29651

THE "MORTGAGEE" is The Palmetto Bank

whose address is 470 Haywood Road, Greenville, South Carolina 29606

THE "NOTE" is a note from Larry N. Spivey and Glenda Sharon Spivey

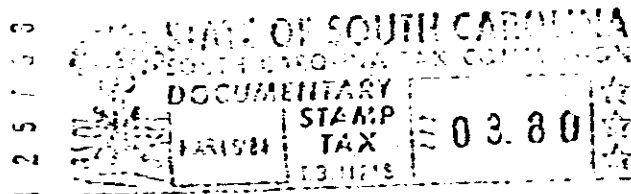
to Mortgagee in the amount of \$ 9,426.60, dated March 12, 19 84. The Note and any documents renewing, extending or modifying it and any notes evidencing future advances are all referred to as the "Note" and are considered to be a part of this Mortgage. The final maturity of the Note is March 11, 1989. The amount of debt secured by this Mortgage, including the outstanding amount of the Note and all Future Advances under paragraph 13 below, shall at no time exceed \$ 9,426.60, plus interest, attorneys' fees not to exceed fifteen (15%) per cent of the unpaid debt, and court costs incurred in collection of amounts due hereunder, and Expenditures by Mortgagee under paragraph 5 below. Interest under the Note will be deferred, accrued or capitalized, but Mortgagee shall not be required to defer, accrue or capitalize any interest except as provided in the Note.

THIS MORTGAGE is given to secure to Mortgagee the repayment of the following amounts, with interest: (a) the indebtedness evidenced by the Note; (b) any Future Advances made under paragraph 13 below; (c) Expenditures by Mortgagee under paragraph 5 below; and (d) attorneys' fees, court costs and other amounts which may be due under the Note and this Mortgage. In consideration of the above indebtedness and for other valuable consideration which Mortgagor acknowledges receiving, Mortgagor does hereby mortgage, grant and convey to Mortgagee, and the Mortgagee's heirs, successors and assigns, the following described property:

ALL that piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No 67 of a subdivision known as River Downs according to a plat thereof dated July 17, 1974 and recorded in the RMC Office for Greenville County in Plat Book 4-R at Pages 75 and 76, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Suffolk Court at the joint front corner of Lots 66 & 67 and running thence with the joint front corner of said lots, S. 76-00 W., 205 feet to an iron pin at the joint rear corner of Lots 66 & 67 at the rear line of Lot 69; thence with the rear line of Lot 67, S. 48-02 E., 205.09 feet to an iron pin in the line of property of Barbara W. McAbee; thence with the line of said property, N. 39-49 E., 175 feet to an iron pin on the southwestern side of Suffolk Court; thence with the southwestern and western side of Suffolk Court the following curvature thereof, the following metes and bounds, to-wit: N. 73-41 W., 30 feet; N. 57-31 W., 30 feet; N. 22-34 W., 30 feet to the point of beginning.

This being the same property conveyed to the Mortgagors herein by deed of Southland Properties, Inc. dated June 24, 1975 and recorded in the RMC Office for Greenville County in Deed Book 1021 at Page 480 on July 18, 1975.



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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