

State of South Carolina

1983 JUL 27

Mortgage of Real Estate



County of GREENVILLE

THIS MORTGAGE made this 6th day of July, 1983

by Donald Frank Jackson, Jr.

(hereinafter referred to as "Mortgagor") and given to SOUTHERN BANK & TRUST CO.

(hereinafter referred to as "Mortgagee"), whose address is Post Office Box 1329

Greenville, South Carolina 29602

WITNESSETH:

THAT WHEREAS, Donald Frank Jackson, Jr. is indebted to Mortgagee in the maximum principal sum of Ten Thousand and No/100 Dollars (\$10,000.00), Which indebtedness is evidenced by the Note of Donald Frank Jackson, Jr. of even date herewith, said principal (plus interest thereon) being payable as provided for in said Note, (the final maturity of 7-15-88, which is 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): (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 \$10,000.00 plus interest thereon, all charges and expenses of collection incurred by Mortgagee including court costs and reasonable attorney's 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 situate, lying and being in the State of South Carolina, County of Greenville, in Chick Springs Township, on the corner of Line Street and Bennett Street in the City of Greer, being known and designated as Lot 6 on the Cureton Survey of the M. L. Marchant Property, and having the following courses and distances, to-wit:

BEGINNING at the intersection of the said Line Street and Bennett Street, and running thence along Line Street, N. 1 1/2 S. 68 feet to an iron pin, corner of Lot No. 7; thence with the line of Lot No. 7 150 feet to an iron pin; thence S. 1 1/2 W. 65 feet to Bennett Street; thence along said Bennett Street S. 88 1/2 E. 150 feet to the beginning corner.

ALSO: ALL that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, in Chick Springs Township, in the City of Greer, being known and designated as Lot No. 7 on the Cureton Survey of the M. L. Marchant Property, and having the following courses and distances, to-wit:

BEGINNING at an iron pin on Line Street, corner of Lot No.6 and running thence along Line Street in a northward direction, 68 feet to an iron pin, corner of Lot No. 8; thence along the line of Lot No. 8 in a westward direction 150 feet; thence 68 feet in a southern direction to corner of Lot No. 6; thence along the line of Lot No. 6 150 feet to the beginning corner.

This is a portion of the property conveyed to the Mortgagor by Lois Painter Jackson by deed dated June 29, 1983, recorded herewith.

Handwritten notes and stamps, including a date stamp '1983 JUL 27'.

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).

Vertical stamp: 1329 (W-2)