

State of South Carolina

Mortgage of Real Estate



County of GREENVILLE

FILED
GREENVILLE
JUN 21 9 16 AM '83
JOHN J. JONES
S.C. CLERK

THIS MORTGAGE made this 15th day of June, 1983
by Quinn Enterprises, Inc.

(hereinafter referred to as "Mortgagor") and given to SOUTHERN BANK & TRUST CO.
(hereinafter referred to as "Mortgagee"), whose address is P.O. Box 1329, Greenville, South Carolina

WITNESSETH:
THAT WHEREAS, Quinn Enterprises, Inc.
is indebted to Mortgagee in the maximum principal sum of Forty Six Thousand Three Hundred Thirty and 38/100 Dollars (\$46,330.38), Which indebtedness is evidenced by the Note of Quinn Enterprises, Inc. of even date herewith, said principal (plus interest thereon) being payable as provided for in said Note, (the final maturity of 6/22/88 which is sixty 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 \$46,330.38, 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 those certain lots of land, lying in the State of South Carolina, County of Greenville, shown as Lots 25, 26 and 27 and 58 on a plat of Parker Heights recorded in the R.M.C. Office for Greenville County in Plat Book P, Page 43 and having such metes and bounds as will appear by reference to said plat.

ALSO: All of that lot of land with the improvements thereon, on Calhoun Avenue in the County of Greenville, State of South Carolina, being known and designated as Lot No. 59 as shown on plat of Parker Heights recorded in the R.M.C. Office for Greenville County in Plat Book P, Page 43.

This is the same property conveyed to the mortgagor by deed of J. L. Quinn Realty Co., Inc., recorded in the R.M.C. Office for Greenville County on December 8, 1972, in Deed Book 962, Page 416.

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP
TAX
18.56

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);

