

Simpsonville, SC 29681
THE PALMETTO BANK

1517-554

Mortgage of Real Estate

State of South Carolina
County of

FILED
GREENVILLE, S.C.
JUL 25 1 57 PM '83
DONNIE S. LANE, CLERK

THIS MORTGAGE is dated July 18, 19 83

THE "MORTGAGOR" referred to in this Mortgage is John L. Smith and Brenda G. Smith

whose address is 103 Morgan Circle, Simpsonville, SC 29681

THE "MORTGAGEE" is The Palmetto Bank

whose address is Simpsonville, South Carolina 29681

THE "NOTE" is a note from John L. Smith and Brenda G. Smith

to Mortgagee in the amount of \$ 8,000.00 dated July 18, 19 83. 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 July 14, 1987. 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 \$ 8,000.00 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 certain piece, parcel or lot of land situate, lying and being near the Town of Simpsonville, County of Greenville, State of South Carolina, being known and designated as Lot No. 36 on Plat of ROLAND HEIGHTS recorded in the RMC Office for Greenville County, South Carolina in Plat Book S, Page 34. Reference is hereby made to said plat for a more complete description.

Being the same property conveyed to the Mortgagors herein by deed of Clyde G. Hardy and Norma S. Hardy August 20, 1969, recorded in the RMC Office for Greenville County, South Carolina August 21, 1969 in Deed Volume 874 at page 317.

This mortgage is second and junior in lien to that mortgage given to C. Douglas Wilson & Company in the original amount of \$10,700.00, recorded in the RMC Office for Greenville County, South Carolina in Mortgage Book 1134 at page 573 on August 21, 1969.

STATE OF SOUTH CAROLINA
RECORDS AND CLERK
DOCUMENTS
STAMP
TAX 03.20

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2000

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).

2328-11-23