

GREENVILLE FILED
AUG 30 3 57 PM '83
DONNIE J. M. C. SHOCKLEY

State of South Carolina

Mortgage of Real Estate



County of GREENVILLE

THIS MORTGAGE made this 25th day of August, 1983,

by Emanuel K. Fowler and Nancy H. Fowler

(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, S.C.

WITNESSETH:

THAT WHEREAS, Emanuel K. Fowler and Nancy H. Fowler is indebted to Mortgagee in the maximum principal sum of Nine Thousand Four Hundred Forty Eight and 98/100-- Dollars (\$ 9,448.89), Which indebtedness is evidenced by the Note of Emanuel K. Fowler and Nancy H. Fowler of even date herewith, said principal (plus interest thereon) being payable as provided for in said Note, (the final maturity of 9/1/88 which is sixty (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 \$ 9,448.98, 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 piece, parcel or tract of land, situate, lying and being in Grove Township, Greenville County, State of South Carolina, as shown on a survey thereof made by C. F. Webb, dated August, 1959, which is recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book WW, Page 1, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a nail in the center of Old Bessie Road and running thence S. 1-55 E., along the center of a field road 200 feet to an iron pin; running thence N. 86-54 W., 218 feet along line of property now or formerly owned by Edward L. Fowler; running thence N. 1-55 W., 200 feet along property now or formerly owned by Edward L. Fowler to an iron pin in center of Old Bessie Road; running thence along the center of Old Bessie Road S. 86-54 E., 218 feet to an iron pin, the beginning corner.

This is the same property conveyed to the mortgagors by deed of Joyce F. Shockley recorded in the R.M.C. Office for Greenville County on December 12, 1969, in Deed Book 881, Page 81.

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STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
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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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