

State of South Carolina

Mortgage of Real Estate



County of Greenville

APR 2 11 41 AM '84  
C.O. RIDDLE  
CLERK

THIS MORTGAGE made this 2nd day of April, 1984

by Gwen S. Siefert

(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, SC 29602

WITNESSETH:

THAT WHEREAS, Gwen S. Siefert is indebted to Mortgagee in the maximum principal sum of Thirteen Thousand and NO/100 Dollars (\$13,000.00), Which indebtedness is evidenced by the Note of Gwen S. Siefert of even date herewith, said principal (plus interest thereon) being payable as provided for in said Note, (the final maturity of 4/15/1991 which is seven years 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 \$ \_\_\_\_\_, 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 tract or land in Greenville County, State of South Carolina, being located on the Southwesterly side of Roper Mountain Road and having according to plat of survey of Gwen A. Siefert, prepared by C. O. Riddle, RLS, dated September 13, 1983, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwesterly side of Roper Mountain Road which iron pin is located 1181.25 feet northeast of the center line of Godfrey Road and running thence S. 27-17 E. 35.36 feet to an iron pin; thence S. 17-43 W. 66.44 feet to an iron pin; thence S. 25-21 W. 59-87 feet to an iron pin; thence S. 33-00 W. 206.53 feet to an iron pin; thence N. 72-17 W. 124.67 feet to an iron pin; thence N. 17-43 E. 350.0 feet to an iron pin on the southwesterly side of Roper Mountain Road; thence with Roper Mountain Road S. 72-17 E. 162.10 feet to the beginning corner containing according to said plat 1.33 acres, mor or less. Said plat being recorded in Plat Book 10L at Page 39.

THIS being the same property conveyed to the Mortgagor by deed of Georgia S. Hudson, et.al. of even date herewith and recorded in the RMC Office for Greenville County in Deed Book 1209 at page 578.

RECORDED IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF THE STATE OF SOUTH CAROLINA  
GREENVILLE COUNTY  
APR 2 1984  
C.O. RIDDLE  
CLERK  
STAMP TAX \$05.20

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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