



State of South Carolina )

Mortgage of Real Estate

County of GREENVILLE )

THIS MORTGAGE made this 2 day of August, 1984

by GERRY L. CORN AND KAREN M. CORN

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

(hereinafter referred to as "Mortgagee"), whose address is One Shelter Center, P.O. Box 1329, Greenville, S.C. 29602

WITNESSETH:

THAT WHEREAS, GERRY L. CORN AND KAREN M. CORN 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 (Revolving Southern Equity Line) GERRY L. CORN AND KAREN M. CORN of even date herewith, said principal (plus interest thereon) being payable as provided for in said Note. (The full text of which is attached hereto) the terms of said Note and any agreement modifying it are incorporated herein by reference.

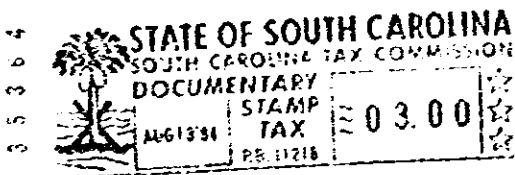
NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the said Mortgagor, for and in consideration of the aforesaid indebtedness and in order to secure the payment thereof together with any renewals or extensions or modifications thereof upon the same or different terms or at the same or different rate 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, being known and designated as Lot No. 83 Canebrake as shown on plat thereof prepared by Enwright Associates dated August 18, 1975, subsequently revised and recorded in the RMC Office for Greenville County, S.C., in Plat Book 5P, at page 46 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Duquesne Drive, joint front corner of Lots 83 and 84 and running thence with the joint line of said lot N. 87-57 W. 136.59 feet to an iron pin at the corner of Lot 86; thence with the line of Lot 86 N. 00-08 W. 90 feet to an iron pin, joint rear corner of Lots 82 and 83; thence with the joint line of said Lots S. 88-19 E. 141.79 feet to an iron pin on the western side of Duquesne Drive; thence with Duquesne Drive S. 3-10 W. 91 feet to the point of beginning.

This is the same property conveyed to the above named mortgagors by deed of J. A. Bolen, as Trustee for James W. Vaughn and J. A. Bolen and College Properties, Inc. trading as Batesville Property Associates, II, a Joint Venture, dated December 15, 1977, recorded in the R.M.C. Office for Greenville County, S.C. in Deed Book 1090, page 283 on December 16, 1977.

This mortgage is junior in lien to that mortgage in favor of First Federal Savings and Loan Association in the original amount of \$44,050.00, recorded in the R.M.C. Office for Greenville County, S.C. in Mortgage Book 1418, page 738 on December 16, 1977.



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):

RECORDED

1328-172