

State of South Carolina

FILED)
GREENVILLE CO. S.C.

Mortgage of Real Estate



County of GREENVILLE

SEP 28 2 34 PM '84

DONNIE S. TANKERSLEY

THIS MORTGAGE made this 17th day of September, 1984

by Edwin B. Martin, Jr.

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

(hereinafter referred to as "Mortgagee"), whose address is ONE SHELTER CENTER

Post Office Box 1329, Greenville, South Carolina 29602

WITNESSETH:

THAT WHEREAS, Edwin B. Martin, Jr.

is indebted to Mortgagee in the maximum principal sum of Twenty Thousand and No/100 (revolving Southern Equity Line) Dollars (\$ 20,000.00), Which indebtedness is evidenced by the Note of Edwin B. Martin, Jr. of even date herewith, said principal (plus interest thereon) being payable as provided for in said Note. ~~and the maximum of \$20,000.00~~ the terms of said Note and any agreement modifying it are incorporated herein by reference.

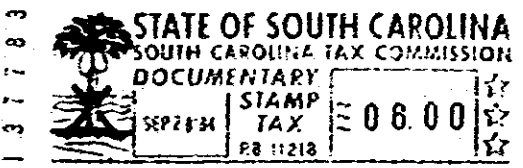
NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the said Mortgagor, for and in consideration of the aforesaid indebtedness and in order to secure the payment thereof together with any renewals or extensions or modifications thereof upon the same or different terms or at the same or different rate 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 \$ 20,000.00 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 shown and designated as Lot No. 38 on plat of Forestdale Heights and recorded in the RMC Office for Greenville County, S. C., in Plat Book KK, page 199, and having according to said plat the following metes and bounds, to-wit:

Beginning at an iron pin on Forestdale Drive at the joint front corners of Lots Nos. 37 and 38 and running thence along the joint line of said lots, S. 4-31 W., 188.42 feet to an iron pin at the rear corner of Lots 38 and 37; thence N. 85-45 W., 70.0 feet to the joint rear corner of Lots 39 and 38; thence running along the joint line of said lots, N. 4-31 E., 188.8 feet to the joint front corner of said lots to an iron pin; thence along the right-of-way of Forestdale Drive, S. 85-29 E., 70.0 feet to the point of beginning.

This is the same property conveyed to Edwin B. Martin, Jr., by deed of Bruce C. Bishop and Patricia F. Bishop recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 1136 at page 507 on October 31, 1980.

REC-2 SEP 28 1984



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):

1683 677

1136 507