

State of South Carolina

FILED
GREENVILLE CO. S.C.

Vol. 1534 Page 380
Mortgage of Real Estate



County of GREENVILLE

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DONNIE BANKERSLEY
R.M.C.

THIS MORTGAGE made this 6 day of March, 19 81

by Michael D. Layman and Elizabeth T. Layman

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

(hereinafter referred to as "Mortgagee"), whose address is 306 E. North Street
Greenville, SC

WITNESSETH:

THAT WHEREAS, Michael D. Layman and Elizabeth T. Layman
is indebted to Mortgagee in the maximum principal sum of NINETEEN THOUSAND FIVE HUNDRED AND NO/100 -----
Dollars (\$ 19,500.00), which indebtedness is
evidenced by the Note of Michael D. and Elizabeth T. Layman of even
date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of
which is one (1) year 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 \$ 19,500.00 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 with the buildings and
improvements thereon, lying and being on the easterly side of Shady
Creek Court, near the City of Greenville, South Carolina, being known
and designated as Lot No. 492 on plat entitled "Map 2, Section 2,
Sugar Creek," as recorded in the R.M.C. Office for Greenville County,
South Carolina, in Plat Book 7-X at Page 19, and having, according to
said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the easterly side of Shady Creek Court, said
pin being the joint front corner of Lots 491 and 492 and running thence
with the common line of said lots N. 89-03-09 E., 256.95 feet to an iron
pin, the joint rear corner of Lots 491 and 492; thence N. 51-24-08 W.,
194.47 feet to an iron pin, the joint rear corner of Lots 493 and 494;
thence with the joint line of Lots 492 and 493 S. 72-30-15 W., 125 feet
to an iron pin on the easterly side of Shady Creek Court; thence with the
easterly side of Shady Creek Court S. 9-13-18 E., 89.14 feet to
an iron pin, the point of beginning.

This being the same property conveyed to Mortgagor herein by deed of
Cothran & Darby Builders, Inc., dated February 27, 1981, and recorded
in the R.M.C. Office for Greenville County, South Carolina in Deed
Book 1143 at Page 360.

This mortgage is junior and subordinate to that certain mortgage to
Cothran & Darby Builders, Inc. dated February 27, 1981, and recorded
in the R.M.C. Office for Greenville County, South Carolina in
REM Book 1533 at Page 693.

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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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