

State of South Carolina

GREENVILLE S.C.

Mortgage of Real Estate



County of GREENVILLE

JUNE 2 1981

THIS MORTGAGE made this 8th day of JUNE, 19 81.

by David Smith and Harriett D. Smith

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

(hereinafter referred to as "Mortgagee"), whose address is Post Office Box 1329, Greenville, South Carolina

WITNESSETH:

THAT WHEREAS, David Smith and Harriett D. Smith is indebted to Mortgagee in the maximum principal sum of Seven Thousand Eight Hundred Five and 21/100 Dollars (\$ 7805.21), which indebtedness is evidenced by the Note of David Smith and Harriett D. Smith of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of which is 60 Months after the date hereof, the terms of said Note and any agreement modifying it are incorporated herein by reference.

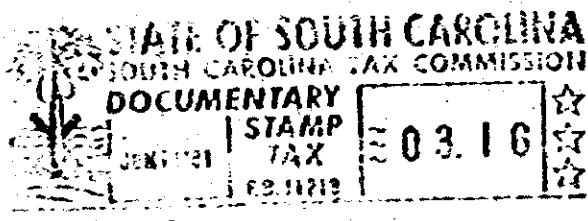
NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the said Mortgagor, for and in consideration of the aforesaid indebtedness and in order to secure the payment thereof together with any renewals or extensions or modifications thereof upon the same or different terms or at the same or different rate 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 \$ 7805.21, 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 lot of land in the County of Greenville, State of South Carolina, shown as Lot No. 212 on Plat of Addition No. 1, South Forest Estates, recorded in Plat Book EEE, page 195; and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of Pinefield Drive at the corner of Lot NO. 213; and running thence N. 47-55 E. 147.2 feet to an iron pin; thence S. 38-17 E 122.4 feet to an iron pin on the northwestern side of Plainfield Circle; thence along said Circle S. 51-43 W. 106 feet to an iron pin; thence along the intersection of said Circle and said Drive, along its curve, the chord of which is N. 86-56 W. 39.6 feet to an iron pin; thence along Pinefield Drive N. 45-35 W. 87.3 feet to the point of beginning.

BEING the same property heretofore conveyed to David and Harriett D. Smith by Deed of Robert E. Hubeli, dated May 31, 1973, and recorded in the RMC Office for Greenville County in Deed Book 975, at Page 749.

THIS is a second mortgage, being subject to a first mortgage granted to C. Douglas Wilson and Co. in the original amount of \$19,500.00, recorded in Mortgage Book 1279, at Page 199.



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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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