

State of South Carolina

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S.C.

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Mortgage of Real Estate

BOOK 1578

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County of GREENVILLE

WISLEY

THIS MORTGAGE made this 19th day of August, 1982

by Thomas J. Wilson, Jr., O.D. and Doris B. Wilson

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

(hereinafter referred to as "Mortgagee"), whose address is 306 East North Street, Greenville, S.C.

WITNESSETH:

THAT WHEREAS, Thomas J. Wilson, Jr., O.D. and Doris B. Wilson

is indebted to Mortgagee in the maximum principal sum of Thirty Thousand and No/100

Dollars (\$ 30,000.00)

evidenced by the Note of Thomas J. Wilson, Jr., O.D. and Doris B. Wilson of even

date herewith, said principal (plus interest thereon) being payable as provided for in said Note. (the final maturity of

which is August 19, 1983 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 \$ 30,000.00 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, with all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, in Fairview Township, on the east side of Reedy River, containing 196 acres, more or less, according to a survey of the farm of May H. Goddard and Blanche H. McPherson made by John A. McPherson & Associates.

LESS, HOWEVER, approximately 82.90 acres previously deeded by the above mortgagors.

This mortgage constitutes a first mortgage lien over 72.68 acres as shown on plat prepared by J.L. Montgomery, III, dated November 14, 1977 and recorded in the RMC Office for Greenville County, S.C. This mortgage constitutes a second mortgage lien over the remaining 40.42 acres.

This is the major portion of the property conveyed to the mortgagors herein by deed from Evelyn Goddard, Barbara Goddard Hughes (a/k/a Bobbie Ann Hughes) and Gaynelle Goddard, dated August 19, 1976, and recorded in the RMC Office for Greenville County in Deed Book 1041 at page 496, recorded on August 19, 1976.

Mailing address of Mortgagee: P.O. Box 1329, Greenville, S.C. 29602

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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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