

State of South Carolina

Mortgage of Real Estate



County of GREENVILLE

GREENVILLE S.C.  
Nov 22 3 36 PM '83  
22nd Nov 1983

THIS MORTGAGE made this 22nd day of November, 1983

by IRVINE T. WELLING, III and ELEANOR L. WELLING

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

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

WITNESSETH:

THAT WHEREAS, Irvine T. Welling and Eleanor L. Welling is indebted to Mortgagee in the maximum principal sum of FIFTY THOUSAND & NO/100 Dollars (\$50,000.00). Which indebtedness is evidenced by the Note of \_\_\_\_\_ of even date herewith, said principal (plus interest thereon) being payable as provided for in said Note. (the final maturity of 11/21/84 which is 365 days 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 \$ 50,000.00 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, located, lying and being in the City and County of Greenville, State of South Carolina, being shown and designated as Lot No. 19, on plat entitled, "Collins Creek, Section Two", dated July 30, 1979, prepared by C. O. Riddle, Surveyor, recorded in the Greenville County R.M.C. Office in Plat Book 7-C, at Page 57, and having, according to said plat, and according to a more recent plat thereof by Neal Architects, Inc. dated January, 1980, the following metes and bounds, to-wit:

BEGINNING at a point at the joint front corner of the within lot and Lot No. 20, on the Southern side of the right-of-way of Collins Creek and running thence, along the joint line of said lots S.21-35 E., 250.0 feet to a point at the joint rear corner of the within lot and Lot No. 20; thence running S. 72-57 W., 67.94 feet to a point; thence S. 68-25 W., 111.89 feet to a point in a cul-de-sac; thence, along the curve of said cul-de-sac, the radius of which is 40 feet, N. 67-30 W., 41.72 feet to a point; thence N. 8-56 W., 179.94 feet to a point; thence N. 41-57 E., 45.0 feet to a point in a cul-de-sac; thence along the curve of said cul-de-sac, the radius of which is 50 feet, N. 70-56 E., 87.48 feet to a point in said cul-de-sac; thence continuing along the curve of said cul-de-sac, N. 39-10 E., 48.86 feet to a point at the joint front corner of the within lot and Lot No. 20, on the Southern side of the right-of-way of Collins Creek, the point and place of beginning.

This is the same property conveyed to the Mortgagors by deed of Michael Jack Wyman and Donnalee Key Wyman as recorded in the R.M.C. Office for Greenville County in Deed Book \_\_\_\_\_, at Page \_\_\_\_\_ on November 22, 1983.

1001 6 007

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE  
RECORDED  
NOV 22 1983  
STAMP = 20.00

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

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