VIL 1651 ME 862

State of South Carolina

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Mortgage of Real Estate



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County of GREENVILLE

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DONNIE S. JANKERSLEY

--Patricia-A--Smith-

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

(hereinafter referred to as "Mortgagee"), whose address is Loan Services Department, 304 E.

North Street, P. O. Box 1329, Greenville, S. C. 29602

WITNESSETH:

THAT WHEREAS, Patricia A. Smith is indebted to Mortgagee in the maximum principal sum of ______ Twenty Thousand and no/100-----Dollars (\$_20,000,00___), Which indebtness is evidenced by the Note of (revolving Southern, Equity Line) are incorporated herein by reference.

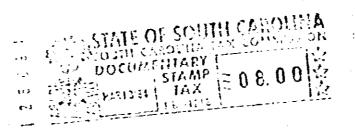
NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the said Mortgagor, for and in consideration of the aforesaid indebtedness and in order to secure the payment thereof together with any renewals or extensions or modifications thereof upon the same or different terms or at the same or different rate 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 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 piece, parcel or lot of land lying in the State of South Carolina, County of Greenville, shown as Lot 52 on plat of Pelham Estates, recorded in Plat Book PPP at pages 28 and 29 and having such courses and distances as will appear by reference to said plat

Being the same property conveyed by Nicholas M. Lazzo by deed recorded October 12, 1971 in Deed Book 927 at page 287 and by Kilby P. Smith, III to the mortgagor herein by deed recorded October 11, 1978 in Deed Book 1089 at page 706.

This is a second mortgage lien



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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