

State of South Carolina

Mortgage of Real Estate



County of GREENVILLE

THIS MORTGAGE made this 17th day of April, 1984by DON L. TURNER AND DIANNE S. TURNER(hereinafter referred to as "Mortgagor") and given to SOUTHERN BANK & TRUST CO.(hereinafter referred to as "Mortgagee"), whose address is 304 East North Street, P.O. Box 1329Greenville, South Carolina 29602

WITNESSETH:

THAT WHEREAS, DON L. TURNER AND DIANNE S. TURNER
 is indebted to Mortgagee in the maximum principal sum of TWENTY-FIVE THOUSAND AND NO/100
(revolving Southern Equity Line) Dollars (\$ 25,000.00), Which indebtedness is
 evidenced by the Note of DON L. TURNER AND DIANNE S. TURNER of even
 date herewith, said principal (plus interest thereon) being payable as provided for in said Note, ~~(the terms of said Note)~~
~~and any agreement modifying it~~ the terms of said Note and any agreement modifying it
 are incorporated herein by reference.

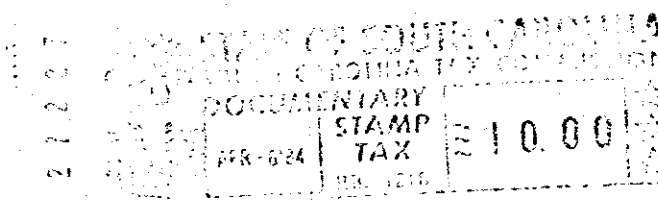
NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the said Mortgagor, for and in consideration of the aforesaid indebtedness and in order to secure the payment thereof together with any renewals or extensions or modifications thereof upon the same or different terms or at the same or different rate 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 \$ 25,000.00, 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, or hereafter to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, near Mauldin, containing 7.37 acres as shown on plat entitled Property J. Odell Shaver, dated September 1966, prepared by C. O. Riddle, Reg. L. S., and recorded in the R.M.C. Office for Greenville County in Plat Book NNN at Page 105, reference to said plat is hereby craved for a metes and bounds description thereof.

This is the same property conveyed to the above named mortgagors by deed of J. Odell Shaver dated November 15, 1973, recorded in the RMC Office for Greenville County, S.C. in Deed Book 988, page 393 on November 16, 1973.

ALSO: ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, the eastern side of Log Shoals Road at its intersection at the northern side of Greenbriar, being known and designated as tract No. 12 containing 2.37 acres as shown on survey of Sanford L. Lindsey for C. O. Riddle recorded September 24, 1962 and recorded in the RMC Office for Greenville County in Plat Book WW, page 364, and having, according to said plat the following metes and bounds, to-wit:

This is the same property conveyed to the above named mortgagors by deed of J. Odell Shaver dated April 5, 1977, recorded in the RMC Office for Greenville County, S.C. in Deed Book 988, page 393 on November 16, 1973.



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);