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Mortgage of Real Estate

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County of GREENVILLE

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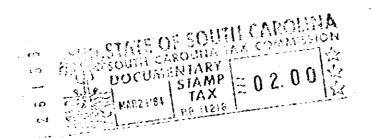
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MARICI 12 OF FR. O.L.
THIS MORTGAGE made this 27th dayof. February 19.84,
byMartha H. Herring
(hereinafter referred to as "Mortgagor") and given to SOUTHERN BANK & TRUST CO.
(hereinafter referred to as "Mortgagee"), whose address is 2400 Wade Hampton Blvd., P. O. Box 1329,
Greenville, South Carolina 29602
WITNESSETH: THAT WHEREAS, Martha H. Herring
is indebted to Mortgagee in the maximum principal sum of <u>Five Thousand and No/100</u>
evidenced by the Note of <u>Martha H. Herring and Michael A. Herring</u> of even date herewith, said orincipal (plus interest thereon) being payable as provided for in said Note, (the final maturity of 3-8-89
which isfive_(5) years after the date hereof) the terms of said Note and any agreement modifying is 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 \$, 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 piece, parcel or lot of land, situate, lying and being at the southeastern cor

ALL that piece, parcel or lot of land, situate, lying and being at the southeastern corner of the intersection of Runion Drive and Cardinal Drive, near the City of Greenville, in the County of Greenville, State of South Carolina, and known and designated as Lot No. 30 of a subdivision known as Pinebrook Extension, plat of which is recorded in the RMC Office for Greenville County in Plat Book W at Page 73, said lot having such metes and bounds as shown thereon.

This being the same property acquired by Martha H. Herring by deed recorded in the RMC Office for Greenville County in Deed Book 1101 at Page 22 on April 23, 1979.

This is a second mortgage.



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);

THE RESIDENCE OF THE PROPERTY OF THE PROPERTY

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