

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

FILED
GREENVILLE CO. S. C.

APR 1 4 23 PM '81

WHEREAS, Karl L. Leatherman and Catherine L. Leatherman

(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Bank and Trust Company

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of

Dollars (\$ 6,135.60) due and payable

Six Thousand, One Hundred Thirty-five and 60/100ths

with interest thereon from even date at the rate of 17.99 per centum per annum, to be paid: as set forth in said promissory note.

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

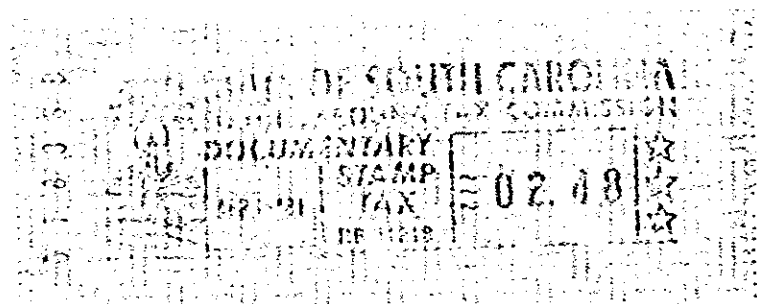
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns:

"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, and being a part of Lot 4 of Plat of Piedmont Park as recorded in the RMC Office for Greenville County, South Carolina, in Plat Book F, Page 290, and having, according to a survey prepared by Freeland & Associates dated March 10, 1981, and recorded in the RMC Office for Greenville County, South Carolina in Plat Book 8M, Page 19, the following metes and bounds to-wit:

BEGINNING at an iron pin at the joint front corner of Lots 3 and 4 and running thence N 83-25 W 125 feet to an iron pin; thence N 6-35 E 80 feet to an iron pin; thence S 83-25 E 125 feet to an iron pin on Maplecroft Street (formerly Maple Drive) and running thence along Maplecroft Street S 6-35 W 80 feet to an iron pin, the point of beginning.

THIS being a portion of the same property conveyed to Mortgagor by deed of C. L. Lewis and Lillian P. Lewis as recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 1088, Page 315 on September 21, 1978.

THIS mortgage is junior and second in lien to that certain note and mortgage given to C. L. Lewis and Lillian P. Lewis as recorded in the RMC Office for Greenville County, South Carolina, in Mortgage Book 1444, Page 948 on September 21, 1978, said mortgage having original balance of \$15,000.00.



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Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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