

State of South Carolina

GREENVILLE COUNTY, S.C.

BOOK 1550 PAGE 861



Mortgage of Real Estate

County of GREENVILLE

Dec 31 11 20 AM '81
GREENVILLE
R.M.C.

THIS MORTGAGE made this 30th day of December, 1981,

by Archibald W. Black and William G. Benston

(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, South Carolina

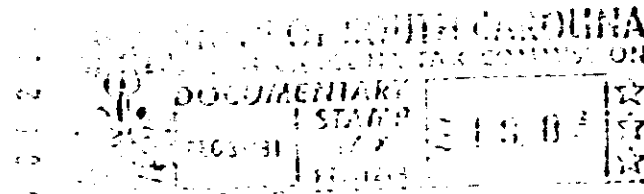
WITNESSETH:

THAT WHEREAS, Archibald W. Black and William G. Benston is indebted to Mortgagee in the maximum principal sum of Forty Seven Thousand Six Hundred and No/100----- Dollars (\$ 47,600.00), which indebtedness is evidenced by the Note of Archibald W. Black and William G. Benston of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of which is December 30, 1982 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 \$ 47,600.00 , 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 in the County of Greenville, State of South Carolina, known and designated as Lot 50 of Pelham Woods Subdivision, Section I, as shown by a plat in Plat Book 4F, Page 33 in the R.M.C. Office for Greenville County, reference to which is craved for a more complete description of the metes and bounds thereof.

This is the same property conveyed to the mortgagors by deed of Southern Bank and Trust Company dated February 19, 1981, and recorded in the R.M.C. Office for Greenville County on February 24, 1981, in Deed Book 1143, Page 190.



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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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