

State of South Carolina

GREENVILLE COUNTY, S. C.

BOOK 1590 PAGE 696



County of GREENVILLE

JAN 31 11 31 AM '83
DONN... WILKINSLEY
R.M.C.)

Mortgage of Real Estate

THIS MORTGAGE made this 30th day of December, 1982,

by Gerald R. Wicker

(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, Gerald R. Wicker is indebted to Mortgagee in the maximum principal sum of Twenty Five Thousand and No/100 Dollars (\$ 25,000.00), which indebtedness is evidenced by the Note of Gerald R. Wicker of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of 12/30/83 which is one year 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 \$ 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 piece, parcel or lot of land situate, lying and being on the eastern side of McElhaney Road, being known and designated as Lot No. 115 as shown on a plat of Green Valley Estates, prepared by Piedmond Engineers Service, dated December 20, 1957, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book QQ, Pages 2 and 3 and having, according to said plat, the following metes and bounds:

BEGINNING at a point on the eastern side of McElhaney Road at the joint corner of Lots Nos. 115 and 116, and running thence along McElhaney Road with the line of Lot No. 115 N. 10-34 W., a distance of 119.1 feet to a point; thence continuing along McElhaney Road with the line of Lot No. 115 N. 9-33 W., a distance of 172.1 feet to the joint corner of Lots Nos. 114 and 115; thence running along this joint boundary line in an easterly direction S. 77-36 E., a distance of 361.0 feet to a joint corner of Lots Nos. 114 and 115; thence running along West Round Hill Road of Lot 115 S. 7-16 W., a distance of 100.0 feet to a point; thence continuing along West Round Hill Road with the line of Lot No. 115 S. 4-46 E., a distance of 100.0 feet to the joint corner of Lots Nos. 115 and 116; thence running along the common boundary line of Lots Nos. 115 and 116 S. 87-32 W., a distance of 299.2 feet to the point of beginning.

This is the same property conveyed to the mortgagor by deed of Grover S. Elliott and Pauline M. Elliott recorded in the R.M.C. Office for Greenville County on January 3, 1983, in Deed Book 1180, Page 121.

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STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY STAMP
JAN-83 TAX \$ 10.00
PP 11218

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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