

MAY 3 4 30 PM '76

BOOK 1366 PAGE 619

DONNIE S. TANKERSLEY
R.H.C.

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE) MORTGAGE (SPREADER AGREEMENT)

THIS AGREEMENT made this 27 day of ,
1976, in the year One Thousand Nine Hundred and Seventy-Six, between
FIRST NATIONAL BANK OF SOUTH CAROLINA, Greenville, South Carolina, the
MORTGAGEE, and JOSHUA E. VARAT, Greenville, South Carolina, the MORTGAGOR,

W I T N E S S E T H :

WHEREAS, the Mortgagee hereinabove named is the owner and
holder of the following real estate mortgages and the promissory notes
secured thereby:

1. Real Estate Mortgage dated November 19, 1975, executed by
Joshua E. Varat in favor of First National Bank of South
Carolina, in the original principal sum of \$372,000.00,
and recorded in the RMC Office for Greenville County,
South Carolina in REM Book 1353, Page 969; and
2. Real Estate Mortgage dated April 23, 1976, executed by
Joshua E. Varat in favor of First National Bank of South
Carolina, in the original principal sum of \$28,000.00,
and recorded in the RMC Office for Greenville County,
South Carolina in REM Book 1366 Page 613.

WHEREAS, the Mortgagee, as the owner and holder of said real
estate mortgages and the promissory notes secured thereby, and the
Mortgagor, as the owner in fee simple of the real property herein described,
have mutually agreed to consolidate, coordinate and spread the liens of
said mortgages and to modify the terms thereof and of the promissory
notes secured thereby in the manner hereinafter appearing.

NOW, THEREFORE, in pursuance of the aforesaid agreement and in
consideration of the sum of ONE (\$1.00) DOLLAR and other valuable consideration
each to the other in hand paid, the receipt and sufficiency of which is
hereby acknowledged, the parties hereto mutually covenant and agree as
follows:

- (a) That the liens of the mortgages hereinabove referred to
are hereby consolidated, coordinated and spread so that
together they shall hereafter constitute in law but one
mortgage, a single lien, securing the principal sum of
\$400,000.00, and interest thereon upon the real property
hereinafter described:

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