

State of South Carolina

FILED
GREENVILLE, S.C.

MAY 20 10 23 AM '81

Mortgage of Real Estate



County of Greenville

JOHN TANKERSLEY
R.M.C.

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THIS MORTGAGE made this 20th day of May, 19 81.

by Bobby C. Jenkins and Carolyn H. Jenkins

(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
29602

WITNESSETH:

THAT WHEREAS, Bobby C. Jenkins and Carolyn H. Jenkins
is indebted to Mortgagee in the maximum principal sum of FIVE THOUSAND AND NO/100
Dollars (\$ 5,000.00), which indebtedness is
evidenced by the Note of Bobby C. Jenkins and Carolyn H. Jenkins XXXXX of May
1981 XXXX
herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of
which is May 1, 1985 after the date hereof, the terms of said Note and any agreement modifying it
are incorporated herein by reference.

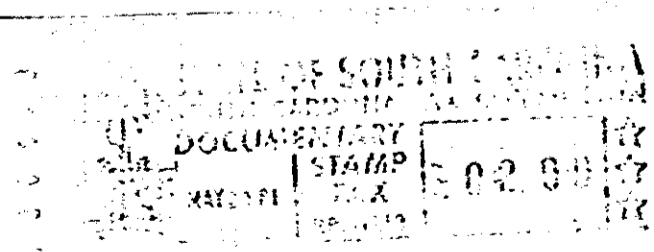
NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the said Mortgagor, for and in consideration of the aforesaid
indebtedness and in order to secure the payment thereof together with any renewals or extensions or modifications thereof upon the
same or different terms or at the same or different rate 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 \$ 5,000.00 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 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, on the southern
side of Lanewood Drive and being known and designated as Lot No. 52
and the adjoining one-half of Lot No. 51, on plat of Pineforest recorded
in the RMC Office for Greenville County in Plat Book QQ, pages 106-107,
and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the southern side of Lanewood Drive at the
joint front corner of Lots Nos. 53 and 52 and running thence with the
joint line of said lots S. 26-30 E. 138 feet to an iron pin; thence
N. 63-30 E. 150- feet to an iron pin in the rear line of Lot No. 51;
thence through the center of Lot No. 51 N. 26-30 W. 138-feet to an iron
pin on the southern side of Lanewood Drive; thence with Lanewood Drive
S. 63-30 W., 150 feet to the point of beginning.

This is the same property conveyed to the mortgagor herein by deed of
Carolyn H. Jenkins (formerly known as Carolyn H. Every) as recorded in the
RMC Office for Greenville County in Deed Book 1029, at page 566 on
December 31, 1975.

This mortgage is second and junior in lien to that certain mortgage to
C. Douglas Wilson & Co., (currently known as North Carolina National
Bank) in the original amount of \$15,000.00 as recorded in the RMC
Office for Greenville County in Mortgage book 1086 at page 533, on March
18, 1968, and having a current approximate balance of \$11,435.73.



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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