

State of South Carolina

FILED
GREENVILLE CO. S. C.

JUL 23 11 54 AM '81

Mortgage of Real Estate



County of GREENVILLE

DONNIE S. TANKERSLEY
R.M.C.

200. 1547 PAGE 696

THIS MORTGAGE made this 23rd day of July, 19 81,

by J. LARRY SAINE and SUSAN D. SAINE

(hereinafter referred to as "Mortgagor") and given to SOUTHERN BANK & TRUST CO.

(hereinafter referred to as "Mortgagee"), whose address is _____

WITNESSETH:

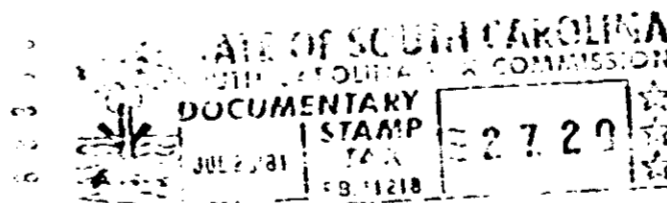
THAT WHEREAS, J. Larry Saine and Susan D. Saine
is indebted to Mortgagee in the maximum principal sum of Sixty-Eight Thousand and No/100ths
Dollars (\$ 68,000.00), which indebtedness is
evidenced by the Note of _____ of even
date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of
which is August 1, 2011 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 \$ _____, 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 the buildings and improvements thereon,
lying and being on the Northeasterly side of Hedgewood Terrace, near the City of Greenville,
South Carolina, being known and designated as Lot No. 261 on plat entitled "Section No. 12,
Devenger Place", recorded in the RMC Office for Greenville County, South Carolina, in Plat
Book 7-X at Page 18, and having according to said plat the following metes and bounds,
to-wit:

BEGINNING at an iron pin on the Northeasterly side of Hedgewood Terrace, said pin being the
joint front corner of Lots Nos. 260 and 261, and running thence with the Northeasterly
side of Hedgewood Terrace N. 17-27 W. 100 feet to an iron pin in the line of property now
or formerly owned by J. R. Barton; thence with the common line of Lot No. 261 and property
now or formerly owned by J. R. Barton N. 67-58 E. 90 feet to an iron pin at the joint
rear corner of Lots Nos. 250 and 261; thence S. 12-02 E. 121.7 feet to an iron pin at
the joint rear corner of Lots Nos. 260 and 261; thence with the common line of said Lots
S. 74-29 W. 178.7 feet to an iron pin, point of beginning.

This is the identical property conveyed to the Mortgagors herein by deed of The Vista Co.,
Inc. dated July 23, 1981 and recorded in the RMC Office for Greenville County, South
Carolina, in Deed Book 1152 at Page 242.



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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