

State of South Carolina

County of GREENVILLE

FILED
CO. S. C.
AUG 20 9 49 AM '81
R.M.C. SHAKERSLEY

Mortgage of Real Estate



THIS MORTGAGE made this 25 day of August, 19 81.

by Thomas J. Wilson, Jr., O.D. and Doris B. Wilson

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

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

WITNESSETH:

THAT WHEREAS, Thomas J. Wilson, Jr., O.D. and Doris B. Wilson is indebted to Mortgagee in the maximum principal sum of Twenty-Six Thousand and No/100 - - - - - Dollars (\$ 26,000.00), which indebtedness is evidenced by the Note of Thomas J. Wilson, Jr., O.D. and Doris B. Wilson of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of which is one (1) 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 all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, in Fairview Township, on the east side of Reedy River, containing 196 acres, more or less, according to a survey of the farm of May H. Goddard and Blanche H. McPherson made by John A. McPherson & Associates.

LESS, HOWEVER, the following parcels of land previously deeded:

DATE	GRANTEE	ACREAGE	BOOK	PAGE
5/26/77	Jack C. Durham	5 acres	1057	337
5/30/77	James L. Pressley	3 acres	1057	483
6/15/79	Thomas E. Davis	5.41 acres	1104	890
8/22/78	Leonard T. Davis, et al	4.34 acres	1085	980
10/4/79	Thos. W. Bridges	4.6 acres	1112	980
10/19/79	Elliot M. Ladrie	6.7 acres	1113	889
11/30/79	Joyce P. Stockton	5 acres	1116	652
9/15/80	James E. Wright	7.73 acres	1133	328
9/18/80	D. Michael Paxton	10 acres	1133	734
11/13/80	John T. Lipowski	12.54 acres	1137	235

This mortgage constitutes a first mortgage lien over 57.8 acres as shown on plat prepared by J. L. Montgomery, III, dated November 14, 1977 and recorded in R.M.C. Office for Greenville County, S.C. This mortgage constitutes a second mortgage lien over the remaining 73.88 acres.

This is the major portion of the property conveyed to the mortgagors herein by deed from Evelyn Goddard, Barbara Goddard Hughes (a/k/a Bobbie Ann Hughes) and Gaynelle Goddard, dated August 19, 1976, and recorded in the R.M.C. Office for Greenville County in Deed Book 1041 at page 496, recorded on August 19, 1976.

Mailing address of Mortgagee: P. O. Box 1329, Greenville, S.C. 29602.

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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