



Mortgage of Real Estate

County of SEP 10 3 51 AM '81  
DONNIE BANKERSLEY  
R.M.C.

THIS MORTGAGE made this 9th day of September, 19 81,

by Heritage Homes, Inc.

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

(hereinafter referred to as "Mortgagee"), whose address is 306 E. North Street Greenville, SC 29601

WITNESSETH:

THAT WHEREAS, Heritage Homes, Inc. is indebted to Mortgagee in the maximum principal sum of One Hundred Thousand and no/100 Dollars (\$ 100,000.00), 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 \_\_\_\_\_ 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 situate, lying and being in the State of South Carolina, County of Greenville being known and designated as Lot No. 90 of Subdivision known as "Addition to Stratton Place" dated May 1, 1978 and recorded in the R.M.C. Office for Greenville County in Plat Book 6-H, at Page 54 and having according to said plat the following metes and bounds to-wit:

BEGINNING at an iron pin on the southern side of Coventry Road at the joint front corner of Lots Nos. 89 and 90 and running thence with the joint line of said lots S 33-31 W 181.6 feet to an iron pin at the joint rear corner of lots 89 and 90 in the line of Pelham Estates; running thence with the line of Pelham Estates S 56-08 E 165.0 feet to an iron pin at the joint rear corner of Lots Nos. 90 and 91; running thence with joint line of said lots N 15-28 E 166.6 feet to an iron pin on the southern side of the turn-around of Coventry Road; running thence at the joint front corner of Lots Nos. 90 and 91 running thence with the curvature of the turn-around of Coventry Road the chord of which is N 57-43 W 35.0 feet to an iron pin and N 15-13 W 37.38 feet to an iron pin; running thence with the southern side of Coventry Road N 56-08 W 50.2 feet to the point of beginning.

Being a portion of the property conveyed to Heritage Homes, Inc. by deed recorded May 20, 1978 in the R.M. C. Office for Greenville County in Deed Book 1077, at Page 467.

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1 SEP 10 81  
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STATE OF SOUTH CAROLINA  
DOCUMENTARY  
STAMP  
TAX \$ 10.00

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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