

State of South Carolina

Mortgage of Real Estate



County of GREENVILLE

GREENVILLE CO. S. C.

THIS MORTGAGE made this 21st day of 14th September, 1981

by Donald H. Rex, Jr. and Bruce E. Rex

(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, Donald H. Rex, Jr. and Bruce E. Rex is indebted to Mortgagee in the maximum principal sum of Thirty-Four Thousand and No/100 Dollars (\$ 34,000.00 ), which indebtedness is evidenced by the Note of Donald H. Rex, Jr. and Bruce E. Rex of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of 9/18/82 which is one year 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 \$ 34,000.00 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 unit situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Unit 6 of Trentwood Horizontal Property Regime as is more fully described in Master Deed dated October 16, 1974, and recorded in the RMC Office for Greenville County, South Carolina, in Deed Volume 1008, at Pages 527-611, inclusive, and survey and plot plan recorded in the RMC Office for Greenville County, S. C. in Plat Book 5-H at Page 48, which Master Deed was amended June 2, 1976, and recorded in the RMC Office for Greenville County, S. C. in Deed Volume 1038, at Page 140; said Master Deed was subsequently amended by Second Amendment recorded July 7, 1978, in the RMC Office for Greenville County, S. C. in Deed Volume 1082 at Page 742; said Master Deed was subsequently amended by Third Amendment recorded November 3, 1978, in Deed Volume 1091 at Page 223; that the Declarant assigned the above number by document recorded September 3, 1980, in the RMC Office for Greenville County, South Carolina, in Deed Volume 1134 at Page 51.

This is the same property conveyed to the Mortgagors herein by deed of Nelson & Putman Builders, Inc. dated September 17, 1980, recorded in Deed Book 1134 at Page 51, and deed from Donald H. Rex, Jr. to Bruce E. Rex dated September 17, 1980, and recorded in Deed Book 1134 at Page 52.

100-100-681-1721

STATE OF SOUTH CAROLINA DOCUMENTARY STAMP TAX 13.60

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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