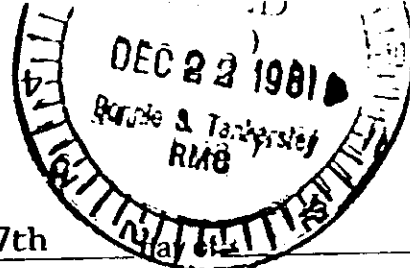




County of GREENVILLE



THIS MORTGAGE made this 17th December, 1981

by Kenneth R. Clark

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

(hereinafter referred to as "Mortgagee"), whose address is P.O. Box 429, Laurens, South Carolina 29360

WITNESSETH:

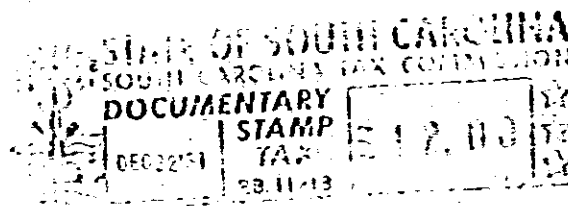
THAT WHEREAS, Kenneth R. Clark is indebted to Mortgagee in the maximum principal sum of Thirty-thousand & no/100 Dollars (\$ 30,000.00), which indebtedness is evidenced by the Note of Kenneth R. Clark of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of which is one 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 \$ 30,000.00, 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 and lot of land situate, lying and being in the State of South Carolina, County of Greenville, near Fountain Inn, being known and designated as Lot No. 7 on plat of Bobby O. Ballew, as prepared by J.L. Montgomery, III, RLS, dated July 1977, and having according to said plat the following metes and bounds, to-wit: Beginning at an iron pin on the SC-23-154 and running thence with said road S-34-04 W 155 feet to an iron pin, joint front corner of lots 7 and 8; thence turning and running with the common line of said lots S-58-52 E 567.3 feet to an iron pin, joint rear corner of said lots; then along the rear of number 7 N 29-20 E, 155 feet to an iron pin, joint rear corners of lots 6 and 7; thence turning and running with the common line of said lots N 58-53 W 554.5 feet to an iron pin on the SC-23-154, the point of beginning.

This lot is subject any restrictions, reservations, zoning ordinances, or easements that may appear of record, on the recorded plat or on the premises.

This is the same property which was conveyed to the mortgagor by deed of Don Mitchell Henthorne recorded in Deed Book 1154 at Page 924 and recorded in the Office of the R. M. C. for Greenville County.



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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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