

DONNIE S. LANNING
R.H.C.

FILED

BOOK 1567 PAGE 942



State of South Carolina

GR. S.C.

Mortgage of Real Estate

County of GREENVILLE

APR 15 11 56 AM '82

WYERSLEY

THIS MORTGAGE made this 15th day of April, 19 82

by U. J. THOMPSON

(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,

South Carolina

WITNESSETH:

THAT WHEREAS, U. J. Thompson is indebted to Mortgagee in the maximum principal sum of Eighteen Thousand and No/100 Dollars (\$ 18,000.00), which indebtedness is evidenced by the Note of U. J. Thompson of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of which is eighty-four (84) months 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 \$ 18,000.00, 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 piece, parcel, or lot of land, situate, lying and being in the State of South Carolina, County of Greenville, on the Southern side of Whitestone Avenue, being known and designated as Lot No. 73 as shown on plat entitled ADAMS MILL ESTATES, dated July, 1972, prepared by Dalton & Neves, and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 4-R, at Page 31, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southern side of Whitestone Avenue at the joint front corner of Lots Nos. 73 and 74 and running thence with the common line of said Lots S. 32-55 W. 105.2 feet to an iron pin; thence S. 57-05 E. 160 feet to an iron pin on the Eastern side of Millcrest Way; thence with the Eastern side of Millcrest Way N. 32-55 E. 75 feet to an iron pin at the intersection of Millcrest Way and Whitestone Avenue; thence with the curve of the intersection of Millcrest Way and Whitestone Avenue, the chord of which is N. 11-09 W. 35.9 feet to an iron pin on the Southern side of Whitestone Avenue; thence with the Southern side of Whitestone Avenue N. 55-13 W. 135.1 feet to the point of beginning.

Derivation: E. J. Chasteen, Deed Book 999, at Page 413, recorded May 22, 1974.

This mortgage is subordinate and junior to that mortgage given to First Federal Savings & Loan Association, in the original amount of \$35,100.00, and dated May 21, 1974 and recorded May 22, 1974 in the RMC Office for Greenville County, South Carolina in Mortgage Book 1311, at Page 307.

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STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY STAMP
APR 15 82 728 0720
R 11213

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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