

State of South Carolina )

1574 335

Mortgage of Real Estate



County of GREENVILLE )

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THIS MORTGAGE made this 29th day of June, 19 82,

by MARK A. COPE

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

(hereinafter referred to as "Mortgagee"), whose address is Post Office Box 1329, Greenville, South Carolina, 29602

WITNESSETH:

THAT WHEREAS, Mark A. Cope 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 Mark A. Cope 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 \$ 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 Butler Township, Greenville County, South Carolina, being shown as Lot No. 53, on a plat of Asheton, Sheets One and Two, made by Piedmont Surveyors, dated September 3, 1981, recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 8-P at Pages 84 and 85, reference to which plat is hereby craved for the metes and bounds thereof.

This is the same property conveyed to the Mortgagor herein by deed of Asheton, a South Carolina Partnership recorded in the Greenville County RMC Office in Deed Book 1169 at Page 576 on July 1, 1982.

STATE OF SOUTH CAROLINA DOCUMENTARY STAMP 507.20

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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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