

State of South Carolina

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DONNIE TANKERSLEY
R.M.C.

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Mortgage of Real Estate

County of GREENVILLE

THIS MORTGAGE made this 2 day of September, 19 82,

by Cheryl R. DeHart

(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, S.C. 29602

WITNESSETH:

THAT WHEREAS, Cheryl R. DeHart is indebted to Mortgagee in the maximum principal sum of FOUR THOUSAND AND NO/100----- Dollars (\$ 4,000.00), which indebtedness is evidenced by the Note of Cheryl R. DeHart of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of which is 10/1/86 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 \$ 4,000.00, 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 lot of land, with all improvements thereon, or hereafter constructed thereon situate, lying and being in the State of South Carolina, County of Greenville, and being known and designated as Lot No. 194 of Sunny Slopes Subdivision, Section Three, according to a plat prepared by said property by C.O. Riddle, Surveyor, November 11, 1976, and which said plat is recorded in the RMC Office for Greenville County in Plat Book 6-M at page 11, and according to said plat, having the following metes and bounds to-wit:

BEGINNING at a point on the edge of Cedar Creek Drive joint front corner with Lot 193 and running thence with the common line with said lot S. 32-49 E. 150-feet to a point joint rear corner with Lots 193, 192 and 191; thence running with the common line with Lot 191, S. 57-11 W. 80 feet to a point; joint rear corner with Lot 191, 190 and 195; thence running with the common line with Lot 195, N. 32-49 W. 150 feet to a point on the edge of Cedar Creek Drive; thence running with the edge of said Drive, N. 57-11 E. 80 feet to a point, the corner of beginning.

This is the same property conveyed to the mortgagor herein by deed of Edgar K. DeHart dated July 30, 1980 and recorded in the RMC Office for Greenville County in Deed Book 1130 at page 261.

This mortgage is second and junior in lien to that certain mortgage to the Farmers Home Administraton as recorded in the RMC Office for Greenville County in Mortgage Book 1491 at page 85 and having a current approximate balance of \$ 32,000.00

20-028

OFFICE OF SOUTH CAROLINA
RECORDS AND DEEDS
STAMP 0180

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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