

State of South Carolina

FILED  
GREENVILLE CO S.C.

BOOK 1597 PAGE 50

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Mortgage of Real Estate



County of GREENVILLE

DONNIE S. TANNERSLEY  
R.M.C.

THIS MORTGAGE made this 7th day of March, 1983

by Robert L. Ballenger

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

(hereinafter referred to as "Mortgagee"), whose address is 408 E. North Street, Greenville, S.C.

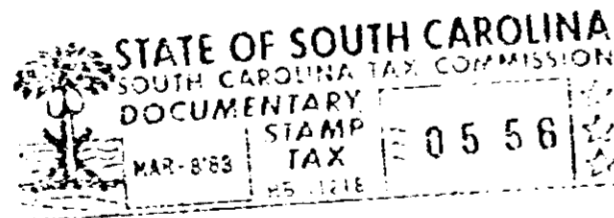
WITNESSETH:

THAT WHEREAS, Robert L. Ballenger is indebted to Mortgagee in the maximum principal sum of Thirteen Thousand Nine Hundred and No/100 Dollars (\$ 13,900.00 ), Which indebtedness is evidenced by the Note of Robert L. Ballenger of even date herewith, said principal (plus interest thereon) being payable as provided for in said Note. (the final maturity of which is March 15, 1990 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 \$ 13,900.00 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 County of Greenville, State of South Carolina, being known and designated as Lot No. 41 as shown on a plat of Cutler Ridge prepared by C. O. Riddle November 25, 1962, recorded in the Office of the RMC for Greenville County in Plat Book YY at Page 107, reference to said plat being hereby made to for a more complete description.

This being the same property conveyed to Mortgagor by deed of Bobby Lee Wood dated February 25, 1983, to be recorded herewith.



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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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