

State of South Carolina

FILED
GREENVILLE
JUN 7 12 35 PM '83

BOOK 1610 PAGE 337
Mortgage of Real Estate



County of GREENVILLE

DONNIE RILEY SNEY

THIS MORTGAGE made this 2ND day of JUNE, 1983

by DANIEL R. MCGEE AND BARBARA K. MCGEE

(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, DANIEL R. MCGEE AND BARBARA K. MCGEE is indebted to Mortgagee in the maximum principal sum of TWENTY-FOUR THOUSAND FOUR HUNDRED AND NO/100THS Dollars (\$24,400.00), which indebtedness is evidenced by the Note of DANIEL R. MCGEE AND BARBARA K. MCGEE of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of 6-15-88, which is SIXTY (60) MONTHS after the date hereof, the terms of said Note and any agreement modifying it are incorporated herein by reference.

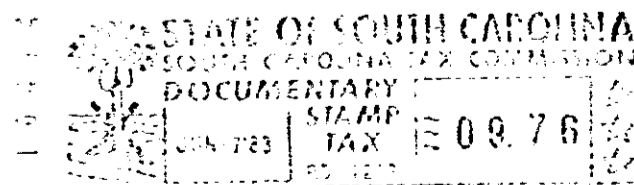
NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the said Mortgagor, for and in consideration of the aforesaid indebtedness and in order to secure the payment thereof together with any renewals or extensions or modifications thereof upon the same or different terms or at the same or different rate 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 \$24,400.00, 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 situate, lying and being on the Southeastern side of Pleasantburg Drive (291 By-Pass) in the above County and State and being known and designated as Lots 31, 32 and a portion of 30 of Paramount Park Subdivision as shown on a plat thereof recorded in Plat Book W at Page 57 in the RMC Office for Greenville County and having, according to a more recent survey dated October 1981, made by Webb Surveying and Mapping Company, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southeast side of the right-of-way of Pleasantburg Drive (By-Pass 291) corner of Lot 33, being 111.0 feet, more or less, to Crosby Drive, and running thence with the joint line of said lots, S. 40-15 E. 114.91 feet to an iron pin; thence S. 38-19 W. 75.2 feet to an iron pin; thence S. 46-45 W. 94.77 feet to an iron pin; thence turning N. 43-49 W. 125.50 feet to an iron pin on the Southeast side of the right-of-way of Pleasantburg Drive; thence with the Southeast side of the right-of-way of said Drive, N. 46-8 E. 174.77 feet to the beginning corner.

THIS is the same property conveyed to the Mortgagors herein by deed of Chanticleer Real Estate, Inc., dated May 24, 1982, and recorded in the RMC Office for Greenville County on May 24, 1982, in Deed Book 1167 at Page 337.

THIS is a second Mortgage junior in lien to that certain mortgage granted by the mortgagors herein to American Federal Savings and Loan Association dated September 1, 1982, in the original amount of \$105,000.00 and recorded in the RMC Office for Greenville County on September 2, 1982, at REM Book 1579 at Page 640.



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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