

State of South Carolina

County of GREENVILLE

FILED
GREENVILLE CO. S. C.
NOV 8 3 22 PM '83
JOHNIE S. WILKERSLEY
7th Day of

Mortgage of Real Estate



THIS MORTGAGE made this 7th Day of November, 1983

by Townes B. Johnson Company, Inc.

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

(hereinafter referred to as "Mortgagee"), whose address is East North Street,
Greenville, South Carolina

WITNESSETH:

THAT WHEREAS, Townes B. Johnson Company, Inc.

is indebted to Mortgagee in the maximum principal sum of Fifteen Thousand Five Hundred and No/100 -----Dollars (\$ 15,500.00--), Which indebtedness is evidenced by the Note of Townes B. Johnson Company, Inc. ----- of even date herewith, said principal (plus interest thereon) being payable as provided for in said Note, (the final maturity of 5/7/84 which is -----six (6) 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 \$ 15,500.00, 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 improvements thereon, situate, lying and being on the northwestern side of Atherton Way near the City of Greenville, in the County of Greenville, State of South Carolina and known and designated as Lot No. 20 of a subdivision known as Section Number One Devenger Pointe, plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book 9-F at Page 59 and according to said plat has the following metes and bounds, to-wit:

BEGINNING at an old iron pin on the northwestern side of Atherton Way at the joint front corner of Lots Nos. 20 and 21 and running thence with the joint line of said lots N. 57-01 W., 140 feet to an old iron pin at the joint rear corner of Lots Nos. 20, 21, 16 and 17; running thence with the joint line of Lots 20 and 16, N. 32-59 E., 86.0 feet to an old iron pin at the joint rear corner of Lots 19, 20, 15 and 16; running thence with the joint line of Lots 19 and 20, S. 57-01 E., 140.0 feet to an old iron pin on the northwestern side of Atherton Way; running thence with the northwestern side of Atherton Way, S. 32-59 W., 86.0 feet to an old iron pin, point of beginning.

This is the same property conveyed to the Mortgagor herein by deed of Devenger Pointe Company, a South Carolina Partnership dated November 1, 1983, recorded in the R.M.C. Office for Greenville County on November 8, 1983 in Deed Book 1200, at Page 109.

STATE OF SOUTH CAROLINA
DEPARTMENT OF REVENUE
DOCUMENTARY
STAMP TAX
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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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