

State of South Carolina

RECORDED
JAN 31 2 15 PM '84
R.M.C. OFFICE

Mortgage of Real Estate



County of GREENVILLE

THIS MORTGAGE made this 31st day of January, 1984,

by GLENN ALLEN COLE AND KATHY M. COLE

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

(hereinafter referred to as "Mortgagee"), whose address is 501 Pimlico Road, Greenville, South Carolina 29607

WITNESSETH:

THAT WHEREAS, GLENN ALLEN COLE AND KATHY M. COLE is indebted to Mortgagee in the maximum principal sum of - - THIRTEEN THOUSAND AND NO/100 - - - Dollars (\$ 13,000.00), Which indebtedness is evidenced by the Note of GLENN ALLEN COLE AND KATHY M. COLE of even date herewith, said principal (plus interest thereon) being payable as provided for in said Note, (the final maturity of 7-27-84 which is 178 days 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 \$ 13,000.00 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, situate, lying and being in the County of Greenville, City of Greenville, State of South Carolina, being known and designated as a portion of Lots 9 and 10 of Section D as shown on a plat of Subdivision of Kanatenah, recorded in Plat Book F at pages 131 and 132, and being more particularly shown on a recent survey of Piedmont Engineering Service, dated January 25, 1952, entitled property of W. M. Hackney, as follows:

BEGINNING at an iron pin on the south side of Stewart Street, which pin is 91.9 feet from the southeast corner of intersection of Stewart Street and McCuen Street (formerly Mitchell Street), and running thence S. 26-30 E. 105 feet to an iron pin; thence N. 61-07 E. 91.95 feet to an iron pin on the east side of McCuen Street; thence along the eastern side of said street N. 26-30 W. 109 feet to an iron pin at the southeast corner of intersection of McCuen Street and Stewart Street; thence along the south side of Stewart Street N. 63-35 E. 91.9 feet to the point of beginning.

This is the same property conveyed to mortgagors herein by deed of W. Michael Cole and Carol Cathleen Cole recorded May 18, 1981, in Deed Book 1148 at page 288 in the R.M.C. Office for Greenville County.

This mortgage is subsequent and junior to the lien of Greer Federal Savings and Loan Association dated May 18, 1981, recorded in Mortgage Book 1541 at page 509 in the R.M.C. Office for Greenville County.

JAN 31 84 266

STATE OF SOUTH CAROLINA
RECORDS & TAX COMMISSION
DOCUMENTARY
STAMP
JAN 31 1984
TAX \$ 05.20

10094 OCM gcb
Glenn Allen Cole, et al

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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