

State of South Carolina

Mortgage of Real Estate



County of GREENVILLE

THIS MORTGAGE made this 18th day of May, 1984

by Harry J. Pappas and Stella A. Pappas

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

(hereinafter referred to as "Mortgagee"), whose address is P. O. Box 1329, 1 Shelter Centre, Greenville, South Carolina, 29602

WITNESSETH:

THAT WHEREAS, Harry J. Pappas and Stella A. Pappas are indebted to Mortgagee in the maximum principal sum of One Hundred Twelve Thousand Eight Hundred and no/100 Dollars (\$112,800.00). Which indebtedness is evidenced by the Note of Harry J. Pappas and Stella A. Pappas of even date herewith, said principal (plus interest thereon) being payable as provided for in said Note. (the final maturity of which is June 10, 1989) 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 \$112,800.00, 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:

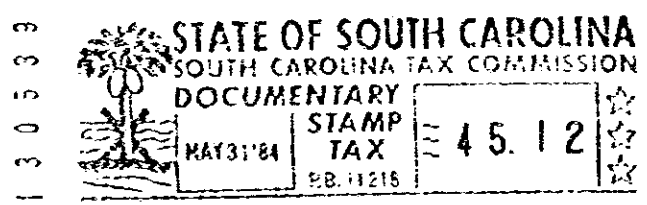
All that certain piece, parcel or lot of land, with any and all improvements thereon, lying, being and situate on the southeasterly side of Shady Creek Court, in Greenville County, South Carolina, being known and designated as Lot #489 on a plat entitled "Map 2, Section 2, Sugar Creek" as recorded in the R.M.C. Office for Greenville County in Plat Book 7-X at Page 19, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeasterly side of Shady Creek Court, joint front corner of Lot 490, and running thence along said lot S 59-49-08 E 158.34 feet to an iron pin, joint rear corner of Lot 490; thence S 33-25-28 W 109.95 feet to an iron pin, joint rear corner of Lot 488; thence along said Lot N 53-43-52 W 162.10 feet to an iron pin on the southeasterly side of Shady Creek Court, joint front corner of Lot 488; thence along the southeasterly side of Shady Creek Court N 36-16-08 E 70.73 feet to an iron pin; thence continuing with said Court N 34-12-18 E 22.31 feet to an iron pin, the point of beginning.

This conveyance is subject to all restrictions, set-back lines, roadways, zoning ordinances, easements and rights of way, if any, affecting the above described property.

This is the identical property conveyed to the Mortgagors by Don Pecic and Alexandra P. Pecic by Deed dated and recorded April 4, 1984 in Deed Book 1209 at Page 835 in the R.M.C. Office for Greenville County.

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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);

4.0001

