

State of South Carolina

GREENVILLE

Mortgage of Real Estate



County of Greenville

JUN 3 1984

THIS MORTGAGE made this 29th day of May, 1984

by Fred Willard Jones and Evelyn D. Jones

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

(hereinafter referred to as "Mortgagee"), whose address is P. O. Box 404, Easley, South Carolina 29641

WITNESSETH:

THAT WHEREAS Fred Willard Jones and Evelyn D. Jones is indebted to Mortgagee in the maximum principal sum of Twenty Thousand and no/100 Dollars (\$ 20,000.00 ), Which indebtedness is evidenced by the Note of Fred Willard Jones and Evelyn D. Jones of even date herewith, said principal (plus interest thereon) being payable as provided for in said Note, (the final maturity of which is one (1) year after the date hereof) the terms of said Note and any agreement modifying it are incorporated herein by reference.

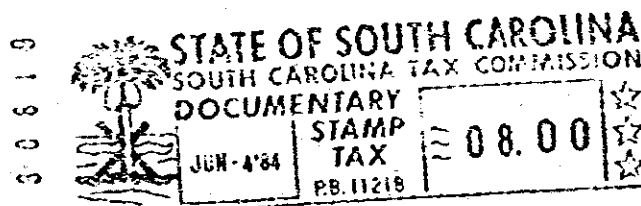
NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the said Mortgagor, for and in consideration of the aforesaid indebtedness and in order to secure the payment thereof together with any renewals or extensions or modifications thereof upon the same or different terms or at the same or different rate 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 \$ 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, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, and being known and designated at Lot No. 7 on plat of Rolling Acres, recorded in the R.M.C. Office for Greenville County in Plat Book GGG, at Page 200 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Robertson Road (formerly Gin House Road) at corner of Lot No. 6 and running thence North 78-40 West 100 feet to an iron pin; thence North 11-20 West 130.1 feet to an iron pin; thence South 84-20 East 150.7 feet to the western side of Robertson Street; thence with said street South 11-20 West 135 feet to an iron pin at the point of BEGINNING.

The above described property is subject to any and all easements and/or rights of way for roads, utilities, drainage, etc. as may appear of record and/or on the premises and to any covenants, restrictions or zoning ordinances affecting such property.

The above described property is the same conveyed to Mortgagors by deed from Clyde A. and Margaret Z. Robertson dated June 18, 1968 recorded in Deed Book 847, at Page 34 in the R.M.C. Office for Greenville County, S.C.



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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);