

State of South Carolina

FILED
GREENVILLE CO. S.C.

Mortgage of Real Estate



County of GREENVILLE

DEC 5 4 32 PM '84

THIS MORTGAGE made this DONNIE S. TANKERSLEY
4th day of December, 19 84by BELTON R. BOGAN(hereinafter referred to as "Mortgagor") and given to SOUTHERN BANK & TRUST CO.(hereinafter referred to as "Mortgagee"), whose address is One Shelter Center, P. O. Box 1329,
Greenville, South Carolina

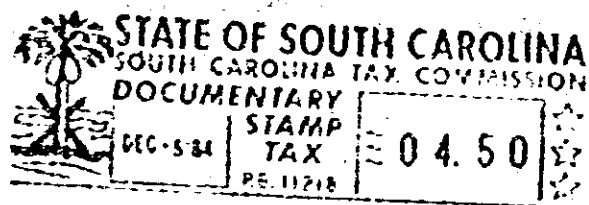
WITNESSETH:

THAT WHEREAS, BELTON R. BOGANis indebted to Mortgagee in the maximum principal sum of FIFTEEN THOUSAND AND NO/100
----- Dollars (\$ 15,000.00-----), which indebtedness is
evidenced by the Note of (Revolving Southern Equity Line)
BELTON R. BOGAN of even
date herewith, said principal (plus interest thereon) being payable as provided for in said Note, ~~(BY THE TERMS OF SAID NOTE)~~
~~XXXXXX~~ ~~XXXXXX~~ 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 \$ 15,000.00-----, 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 tract of land with improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, and described as Lot 16, Block F as shown on the plat of Fair Heights recorded in the RMC Office for Greenville County in Plat Book F, page 257 with said lot having a frontage of 50 feet on the southeast side of Brookdale Avenue, parallel depth of 150 feet and a rear width of 50 feet.

This is the same property conveyed by J. W. Jenkins to Belton R. Bogan by deed dated February 2, 1963 and recorded in the RMC Office for Greenville County, South Carolina on February 6, 1963 in Deed Book 716, page 10.



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):