

Mortgagee's mailing address: P.O. Box 1329, Greenville, S.C. 29602 EGM 1510 PAGE 585

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

GREENVILLE S.C. MORTGAGE OF REAL ESTATE
ALL WHOM THESE PRESENTS MAY CONCERN:
BOOK 86 PAGE 997
OGAN'S BANKERSLEY R.H.C.

WHEREAS, George E. Biediger

(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Bank & Trust Co.

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of

Ten Thousand Five Hundred and No/100----- Dollars (\$10,500.00) due and payable

if not sooner paid, on August 20, 1987
PAID IN FULL AND SATISFIED THIS 15 DAY OF August 1987
SOUTHERN BANK AND TRUST COMPANY
GREENVILLE, SOUTH CAROLINA
5460
BY: *[Signature]* *[Signature]*
WITNESSES

with interest thereon from September 20, 1980 at the rate of twelve percentum per annum, to be paid in equal monthly installments of principal and interest of One Hundred Eighty Five and 36/100 (\$185.36) Dollars, commencing September 20, 1980.

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns:

*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

ALL that certain piece, parcel or lot of land lying situate and being in the State of South Carolina, County of Greenville, being a portion of Lot 1, as shown on plat entitled "Property of Mr. Rick Fairbanks", recorded in the RMC Office for Greenville County in Plat Book 6-M at Page 96, and being shown more particularly on a more recent plat entitled "Property Survey for George Biediger, 2.00 Acres Formerly a Part of Lot No. 1, Rick Fairbanks Property", prepared by Arbor Engineering, dated April 30, 1980, and recorded in the RMC Office for Greenville County on May 8, 1980, in Plat Book 7Y at Page 16, and having, according to said more recent plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of an unnamed private road, which runs from Phillips Trail through said Rick Fairbanks property, and running thence N. 80-23 W. 20 feet to an iron pin; thence N. 3-06 E. 118.84 feet to an iron pin; thence N. 3-08 W. 103.68 feet to an iron pin; thence N. 0-47 E. 74.28 feet to an iron pin; thence N. 9-11 E. 249.23 feet to an iron pin; thence S. 78-50 E. 464.46 feet to an iron pin on the edge of the aforesaid unnamed private roadway; thence along the edge of said roadway, S. 43-55 W. 55.95 feet to an iron pin; thence continuing along the edge of said roadway, S. 52-19 W. 49.16 feet to an iron pin; thence continuing along the edge of said roadway, S. 69-43 W. 126.11 feet to an iron pin; thence continuing along the edge of said roadway, S. 65-28 W. 75.39 feet to an iron pin; thence continuing along the edge of said roadway, S. 52-05 W. 41.02 feet to an iron pin; thence continuing along the edge