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State of South Carolina

County of GREENVILLE

FILED GREENVILLE, S.C. LATHAM, SMITH & BARRARE, P.A. VOL 1676 PAGE 669  
BOOK 87 PAGE 391  
Mortgage of Real Estate

THIS MORTGAGE made this 1st day of August 1984 by George A. Mullinnix, Jr. and Mary Ellen Mullinnix

(hereinafter referred to as "Mortgagor") and given to SOUTHERN BANK & TRUST CO. (hereinafter referred to as "Mortgagee"), whose address is P. O. Box 1329, Greenville South Carolina 29602

*PAID IN FULL*  
*and Satisfied*  
*Aug 19 1984*  
*1984*  
*SOUTHERN BANK & TRUST CO.*  
*The Regional Office*  
*1329 P.O. Box*  
*Greenville, S.C. 29602*  
*Witness: [Signature]*

WITNESSETH:

THAT WHEREAS, George A. Mullinnix, Jr. and Mary Ellen Mullinnix is indebted to Mortgagee in the maximum principal sum of Two Hundred Fifty Thousand and No/100 Dollars (\$ 250,000.00 ), which indebtedness is evidenced by the Note of George A. Mullinnix, Jr. and Mary Ellen Mullinnix of even date herewith, said principal (plus interest thereon) being payable as provided for in said Note, (the final maturity of 8/71/94 which is 120 months 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 Mortgagee 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 \$ 250,000.00 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

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