

FILED
GREENVILLE CO. S.C. \$10,000.00 net proceeds of loan
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DONNIE S. TANKERSLEY
R.M.C.

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MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN

WHEREAS, JOE E. FOSTER AND BLANCHE FOSTER

(hereinafter referred to as Mortgagee) is well and truly indebted unto SOUTHERN BANK & TRUST COMPANY

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagee's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of Fifteen thousand Seven hundred thirty-nine and 20/100 Dollars (\$ 15,739.20) due and payable

in sixty (60) month installments of \$262.32 each and one final installment of \$262.32, all payable on the same date of each feet to an iron pin on the southwestern side of Brushy Creek Road; thence with the southwestern side of Brushy Creek Road, N. 33-55 W. 150 feet to an iron pin on the southern side of East Lee Road; thence running along the southern side of East Lee Road, S. 80-21 W. 105.1 feet to the point of beginning.

This being the identical property conveyed to the mortgagors by deed of J. Mark and Diane S. Plumblee as recorded October 7, 1975 in the RMC Office for Greenville County in Deed Book 1025 at Page 457.

This being a second mortgage and junior in lien to that certain mortgage given to Greer Federal Savings and Loan Association as recorded October 11, 1973 in the RMC Office for Greenville County in Mortgage Book 1292 at Page 723 and later assumed by the Mortgagors on October 7, 1975 and having a current balance of \$19,618.45.

THIS 10th DAY OF July 1983
SOUTHERN BANK AND TRUST COMPANY
STATE OF SOUTH CAROLINA
BY: Diane H. Plumblee AVP
Donna J. Plumblee WITNESS

FILED
GREENVILLE CO. S.C.
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Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagee covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagee further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagee and all persons whomsoever lawfully claiming the same or any part thereof.

NO. 8284

8284