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GREENVILLE, CO. S. C.

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BOOK 1352 PAGE 245

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

BONNIE S. TANKERSLEY  
R.M.C.

MORTGAGE OF REAL ESTATE

Whereas, WE, WELTON L. TAPP AND JOYCE CAROL TAPP

of the County of Greenville, in the State aforesaid, hereinafter called the Mortgagor, is

indebted to TranSouth Financial Corporation,  
a corporation organized and existing under the laws of the State of South Carolina, hereinafter called Mortgagee, as  
evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference

in the principal sum of Five Thousand Four Hundred and No/100 ----- Dollars (\$ 5,400.00),  
and,

Whereas, the Mortgagee, at its option, may hereafter make additional advances to the Mortgagor, or his successor in title, at any time before the cancellation of this mortgage, which additional advance(s) shall be evidenced by the Note(s) or Additional Advance Agreement(s) of the Mortgagor, shall bear such maturity date and other provisions as may be mutually agreeable, which additional advances, plus interest thereon, attorneys' fees and Court costs shall stand secured by this mortgage, the same as the original indebtedness, provided, however, that the total amount of existing indebtedness and future advances outstanding at any one time may not exceed the maximum principal amount of

Ten Thousand Three Hundred Twenty and No/100 ----- Dollars (\$ 10,320.00),  
plus interest thereon, attorneys' fees and Court costs.

Now, Know All Men, the Mortgagor in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of One Dollar (\$1.00) 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, assigned, and released, and by these presents does grant, bargain, sell, assign, and release unto the Mortgagee, its successors and assigns the following described property:

ALL that certain piece, parcel or lot of land near the Town of Greer, on the Northwestern side of Leona Avenue and known and designated as Lot No. 35 of a subdivision known as property of H. H. Cox, plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book KK at Page 149 and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of Leona Avenue at the joint front corner of Lots Nos. 35 and 36 and running thence with the joint line of said lots N. 41-30 E., 180 feet to an iron pin; running thence N. 48-30 W., 100 feet to an iron pin at the joint rear corner of Lots Nos. 34 and 35; running thence with the joint line of said lots S. 41-30 W., 180 feet to an iron pin on the northeastern side of Leona Avenue; running thence with the northeastern side of said avenue S. 48-30 E., 100 feet to an iron pin, point of beginning.

This mortgage is junior in lien to that certain mortgage to Fidelity Federal Savings & Loan Association recorded in the R.M.C. Office for Greenville County in Mortgage Book 1213 at page 72 in the original amount of \$20,400.00, having a present balance of \$19,229.66.

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