

P.O. Box 488, Mauldin, S.C.

FILED
GREENVILLE CO. S. C. YOUNTS, SPIVEY & GROSS

BOOK 1394 PAGE 664

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

APR 14 3 33 PM '77
MORTGAGE OF REAL ESTATE
S. TANKERSLEY
R.M.C.

Whereas, JAMES R. SHELTON

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 Two Thousand Two Hundred Thirty and 63/100 Dollars (\$ 2,230.63),
and, with interest as specified on said Note,

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

TWENTY-FIVE THOUSAND AND 00/100 Dollars (\$ 25,000.00),
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 piece, parcel or lot of land lying and being in Greenville County, State of South Carolina, known and designated as Lot No. 1 as shown on a plat of Ethel S. Duncan, recorded in the RMC Office for Greenville County in Plat Book U at page 53.

This is the identical property conveyed to the above named mortgagor by deed of Larry A. McMakin and Joan D. McMakin which was recorded in the R.M.C. Office for Greenville County in Book 842 at Page 573 on 4/24/68.

This mortgage is second and junior in lien to that certain mortgage held by Metropolitan Life recorded in the RMC Office for Greenville County in Book 1205 at Page 569 dated April 24, 1968.

S.S.C.M.

DOCUMENTARY
STAMP
\$ 600.92

0.664

4328 RV-2J