

P. O. Box 6547
Greenville, S. C. 29606

FILED
GREENVILLE CO. S. C.

SEP 20 10 42 AM '82

BOOK 1580 PAGE 839

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }
ANNIE S. TANKERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE

Whereas, Yvonne V. Goodwin

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 Fourteen Thousand Nine Hundred Fifty-Four and 69/100 Dollars (\$ 14,954.69),
with interest as specified in said note.

Whereas, the Mortgagee, at its option, may hereafter make additional advances to the Mortgagor, or his succes-
sor 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 No/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:

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ALL that certain piece, parcel or lot of land, situate, lying and being
in the State of South Carolina, County of Greenville, on the southern
side of Lowndes Avenue, being shown and designated as Lot No. 27 on a plat
of Elletson Acres, Section B, dated April 4, 1958, made by Clifford C.
Jones, and recorded in the R.M.C. Office for Greenville County, S. C.,
in Plat Book QQ at Page 5, and having, according to said plat, the following
metes and bounds, to-wit:

A.0001

BEGINNING at an iron pin on the southern side of Lowndes Avenue at the
joint front corner of Lots 27 and 28 and running thence with the southern
side of said Avenue N. 34-05 E. 23.7 feet to a point; thence continuing
with the southern side of said Avenue N. 05 E. 61.8 feet to a point at the
joint line of said lots; thence S. 55-55 E. 152 feet to a point in creek;
thence with the creek being the property line, with the traverse thereof
being N. 24-32 E., 87.3 feet to a point; thence N. 35-06 w. 167 feet to an
iron pin on the southern side of Lowndes Avenue to the point and place of
beginning.

THIS is the identical property conveyed to the Mortgagor herein by John
Lee C. Jones and Mattie P. Jones by deed dated November 22, 1978, and
recorded in the R.M.C. Office for Greenville County in Deed Book 1092 at
Page 418.

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