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GREENVILLE CO. S.C.

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BONNIE S. WALKER
REC

BOOK 1356 PAGE 11
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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

Transouth Financial Corporation

Date 2-1-77

Whereas, MITCHELL BENNETT and SARAH G. BENNETT

By *[Signature]* H. E. Dill, Jr.
Manager

21875

Witness: *[Signature]*

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 Six Thousand Eight Hundred Forty and No/100-----Dollars (\$ 6,840.00-----),
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

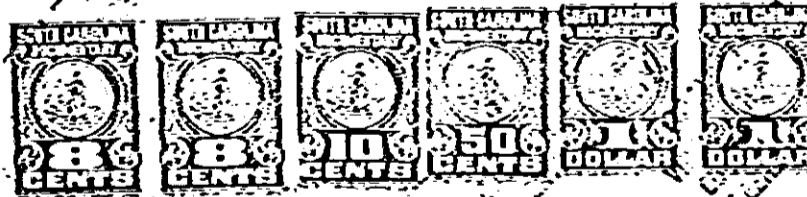
Ten Thousand Three Hundred Twenty and No/100-----Dollars (\$ 10,320.00-----),
plus interest thereon, attorneys' fees and Court costs.

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 tract of land, situate, lying and being on the western side of Old Augusta Road as shown on plat prepared by J.C. Hill, Surveyor, dated November, 1962 and recorded in the RMC Office for Greenville County in Plat Book 755 at page 65 and according to said plat, having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Old Augusta Road at the joint front corner of other property of Grantor and running thence S62-55W, 166.8 feet to an iron pin; thence S16-20E, 95 feet to an iron pin; thence N69-00E, 137.2 feet to an iron pin on the western side of Old Augusta Road; thence along Old Augusta Road N4-25W, 120.5 feet to an iron pin, the point of beginning.

This is a second mortgage.



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