

FILED
GREENVILLE CO. S. C.
STATE OF SOUTH CAROLINA
COUNTY OF Greenville

Truth, Trust & Equity
BOOK 1308 PAGE 709
MORTGAGE OF REAL ESTATE

Whereas, Samuel J. and Shirley I. Clark

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 Twelve Thousand Eight Hundred Eight and 32/100 Dollars (\$ 12,808.32),
and,

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

Twelve Thousand Eight Hundred Eight and 32/100 Dollars (\$ 12,808.32),
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 parcel or lot of land in the County of Greenville, State of
South Carolina, being known and designated as Lot 35, Section I, of Poinsettia
Sub-division, plat of said Subdivision being recorded in the R.M.C. Office for
Greenville County in Platt Book BBB, page 103 and described according to said
plat, to-wit:**

**BEGINNING at an iron pin on the northern edge of Fernwood Road at the Joint front
corner of Lots 35 and 36 and running thence from line of Lot 36 N. 0-10 W., 169.3
feet to an iron pin; thence S. 77-40 W., 130.8 feet to an iron pin; thence S. 10-32 E.,
162.4 feet to an iron pin on Fernwood Road; thence said road, N. 79-25 E., 100 feet to
the point of beginning.**

It is understood and agreed that this mortgage is second and junior in
lien to the mortgage given to Laurens Federal Savings & Loan Ass'n.,
recorded Mortgage Book 1038, Page 234.

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