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GREENVILLE, CO. S. C.
MAY 31 4 28 PM '74
DONNIE S. TANKERSLEY
R.H.C.

BOOK 1312 PAGE 259

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

Whereas, FRANK J. ADRAGNA AND LINDA ADRAGNA

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 Fifteen Thousand Eight Hundred Two and 08/100 Dollars (\$ 15,802.08),
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

Fifteen Thousand Eight Hundred Two and 08/100 Dollars (\$ 15,802.08),
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 with the buildings and improvements thereon, situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lot 18 on a Plat of Lakewood Subdivision, which Plat is recorded in the R.M.C. Office for Greenville County in Plat Book BBB, Page 181, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northwest wide of Balcombe Blvd., at the joint front corner of lots 15 and 18 and running thence along the joint line of said lots, N. 45-00 W., 171 feet to an iron pin; thence along the joint line of lots 17 and 18, N. 45-00 E., 204 feet to an iron pin on the Southwest side of Evergreen Circle; thence along said Circle, S. 43-09 E., 176.7 feet to an iron pin; thence with the curve of the intersection of said Circle and Balcombe Blvd., the traverse being S. 5-23 W., 33 feet to an iron pin; thence along the Northwestern side of Balcombe Blvd., S. 53-54 W., 175 feet to the point of beginning.

This is the same property conveyed to the mortgagors by deed recorded in the R.M.C. Office for Greenville County in Deed Book 848, Page 452.