

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
JUL 24 2 21 PM '71
DONNIE S. TANKERSLEY
R.M.C.

Younts, Ross & Coffield

BOOK 1317 PAGE 523

MORTGAGE OF REAL ESTATE

Whereas, ETHEL CATLIN

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 Five Thousand Two Hundred and Eighty----Dollars (\$ 5,280.00),
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-Five and No/100 Dollars (\$10,325.00),
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 in Greenville County, Cleveland Township, containing 9.70 acres, more or less, as shown in Plat Book BB at page 35 and having the following metes and bounds, to wit:**

BEGINNING at a point in the center of Geer Highway, also known as Highway 276, at the corner of Lot No. 5 and running thence along the line of said lot S. 12 W, 183 feet to an iron pin; thence S. 50 E, 31.6 feet to an iron pin; thence S. 77-05 W, 235.5 feet to an iron pin; thence S. 2 E, 368.6 feet to an iron pin; thence S. 77 W, 656.4 feet to an iron pin; thence in a northeasterly direction approximately N 12 E, along the lines of Lots Nos. 17, 16, 15, 14, 13, 557.7 feet to an iron pin in the rear of Lot No. 7; thence N 76-30 E, 253 feet to an iron pin at the corner of Lot No. 6; thence with said lot N 4-30 E, 384.8 feet to a point in the center of Geer Highway; thence along the center of Geer Highway in a southeasterly direction along the curve of said highway 479 feet to the point of beginning and being the same property conveyed to Ethel Catlin in Deed Book 441 at Page 339, which deed and the above described property is subject to the right of way of U. S. Highway 276 and further is subject to a right of way ease-

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