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DONNIE S. TANKERSLEY
R.F.C.

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STATE OF SOUTH CAROLINA
COUNTY OF Greenville

MORTGAGE OF REAL ESTATE

Whereas, Willie R. McGowens and Mary Ann McGowens

of the County of Greenville, in the State aforesaid, hereinafter called the Mortgagor, is

indebted to TranSouth Financial Corp.,
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 Eight Thousand Two Hundred and Eighty Dollars (\$ 8,280.00),
and,

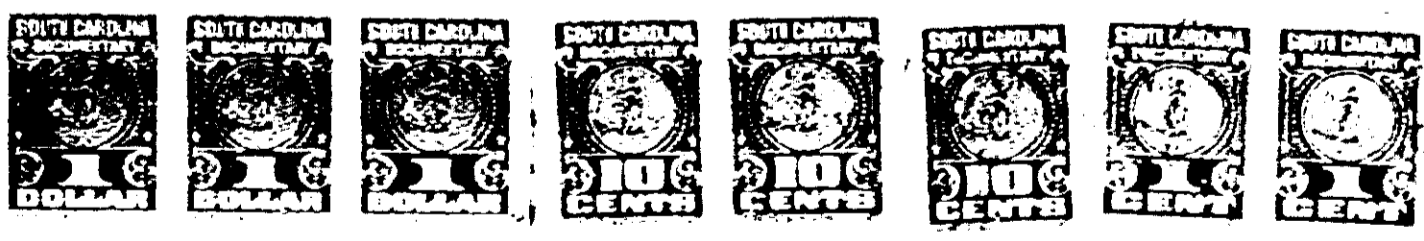
Whereas, the Mortgagee, at its option, may hereafter make additional advances to the Mortgagor, or his succes-
sor in title, at any time before the cancellation of this mortgage, which additional advance(s) shall be evidenced by the
Note(s) or Additional Advance Agreement(s) of the Mortgagor, shall bear 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

Ten Thousand Three Hundred and Twenty-Five 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 piece, parcel or lot of land in Bates Township, Greenville County, State of
South Carolina, bounded on the South by Samuel McGowens, on the west by Wm. Gray, on the
north by J.D. McGowens lot and having the following metes and bounds:

BEGINNING at corner west bank of county road corner of land of Wm. Gray and Samuel
McGowens and running N24-30E 246 feet to an iron pin; thence N81-45W 93 feet to an
iron pin; thence S2-45W 233.6 feet to point of beginning; having three sides.



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