

Post Office Box 2332
Greenville, South Carolina 29602

FILED
GREENVILLE CO. S. C.
JAN 23 3 21 PM '81
DONNE S. TANKERSLEY
R.M.C.

BOOK 1531 PAGE 88

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

Whereas, BOB R. JANES

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 Ten Thousand Two Hundred Eleven and 72/100 Dollars (\$ 10,211.72),
with interest as specified in said note.

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

Twenty-Five Thousand and No/100 Dollars (\$ 25,000.00),
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, with all improvements thereon,
situate, lying and being in the County of Greenville, State of South
Carolina, being known and designated as Lot No. 58 according to a plat
of Dixie Heights, recorded in the R.M.C. Office for Greenville County in
Plat Book H at Page 46. Reference to said plat is hereby craved for a
more detailed description. This property is also located in Tax District
519 and is shown on the County Block Book at 192-8-9.

This is the identical property conveyed to the Mortgagor herein by J & B
Investment Co., a South Carolina General Partnership, by Deed recorded
simultaneously herewith.

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