

P.O. Box 488
Greenville, SC 29602

FILED
GREENVILLE CO. S.C.

MAY 6 2 32 PM '81

BOOK 1540 PAGE 460

STATE OF SOUTH CAROLINA
COUNTY OF Greenville **WALKERSLEY MORTGAGE OF REAL ESTATE**

Whereas, Mary D. Adams

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 Four thousand four hundred ninety eight and 46/100 Dollars (\$ 4,498.46), with interest as specified in said note.

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 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 situate, lying and being on the western side of St. Mark Road, near the City of Greenville, County of Greenville, State of South Carolina, known and designated as Lot #4 of a subdivision of Property of Jack E. Gilliam, Jr., plat of which is recorded in the RMC Office for Greenville County in Plat Book 4F at page 30 and having such metes and bounds as shown on said plat.

This is the same property conveyed to Mary D. Adams by deed of Alfred H. Smoak recorded in the RMC Office for Greenville County in Deed Book 1044 at page 440 on August 31, 1976.

This mortgage is junior in lien to that mortgage given to First Federal Savings and Loan Association in the original amount of \$18,000.00 recorded in the RMC Office for Greenville County in Mortgage Book 1380 at page 226 on October 12, 1976.

STATE OF SOUTH CAROLINA
DOCUMENTARY
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