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BOOK 1540 PAGE 726

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

MORTGAGE OF REAL ESTATE

Whereas, Clyde R. Thrift, Jr. and Hazel L. Thrift

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 Two thousand seven hundred sixty-two & 58/100 Dollars (\$ 2,762.58),
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 certain lot or tract of land lying in the State of South Carolina, County
of Greenville, near the Town of Simpsonville, and being shown as Lot #1 (being also
designated as #8, First Street Extension), on a plat of Woodside Mills, Simpsonville,
and recorded in the RMC Office for Greenville County in Plat Book GG at page 5;
and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of an unnamed road, and running
thence N. 62-42 W. 160.6 feet to an iron pin; thence N. 19-30 E. 47.5 feet to an iron
pin; thence N. 82-15 E. 143.2 feet to an iron pin on the northwestern side of the
above named unnamed road; thence with the side of said road, S. 6-22 W. 139 feet to
an iron pin, the point of beginning.

This is the identical property conveyed to the mortgagors by deed of Jerry T. Goodwin
and Betty Goodwin, recorded in Deed Book 982 at page 639 on August 22, 1973, in the
RMC Office for Greenville County.

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
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