

P. O. Box 6547
Greenville, SC 29606

BOOK 1632 PAGE 789

STATE OF SOUTH CAROLINA
COUNTY OF _____

FILED
GREENVILLE S.C.
OCT 27 4 10 PM '83
DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE

Whereas, Edward James Watkins and Louise Watkins

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 One thousand six hundred nine and 27/100 Dollars (\$1,609.27),
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 those pieces, parcels or lots of land situate, lying and being on the eastern
side of Drummond Court, in the County of Greenville, State of South Carolina, and
being shown and designated as Lots Nos. 21 and 23 of Fairfield Place on plat re-
corded in Plat Book BB at Page 141, said lots having such metes and bounds as shown
thereon.

DERIVATION: Lot 21 being conveyed to the within Edward James Watking and Ida Lou
Watkins by deed of Maggie D. King recorded in Deed Book 602 at Page 76. Lot 23 by
deed of Maggie D. King to the Mortgagor Edward James Watkins and Ida Lou Watkins
recorded in Deed Book 584 at Page 237. The said Ida Lou Watkins died intestate on
June 15, 1970, leaving as her sole heirs Edward James Watkins, Edward James Watkins,
Jr., and Brenda Lee Watkins. The said Edward James Watkins, Jr., and Brenda Lee
Watkins conveyed their interest in the within property to Edward James Watkins by
deed recorded September 5, 1970, in Deed Book 1086 at Page 749.

RECORDED
INDEXED
COUNTY CLERK
GREENVILLE, S.C.
OCT 27 1983

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