

Post Office Box 6547  
Greenville, SC 29606

VOL 1673 PAGE 783

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

FILED  
GREENVILLE S.C.  
JUL 23 3 03 PM '84  
DONNIE W. WATKINS  
REC'D

MORTGAGE OF REAL ESTATE

Whereas, Brody Don Sexton

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 Seventeen Thousand Two Hundred Four and 52/100 Dollars (\$ 17,204.52),  
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

Fifty Thousand and No/100 Dollars (\$ 50,000.00),  
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 piece, parcel or lot of land, situate, lying and being in  
Greenville County, State of South Carolina, in Monaghan Mill Village, being  
known and designated as Lot No. 11, Section III, plat recorded in Plat Book S  
at Pages 179-181, R.M.C. Office for Greenville County, and having the following  
metes and bounds:

BEGINNING at an iron pin on the Southern side of Poe Street, front corner of  
Lots Nos. 10 and 11, thence with said Lots S. 10-42 W. 94.4 feet to an iron  
pin on the Northern side of 15 foot alley; thence along said alley N. 79-06 W.  
76 feet to an iron pin; thence N. 10-42 E. 94.1 feet to an iron pin on said  
Street; thence with said Street S. 79-30 E. 78 feet to the beginning.

THIS is the identical property conveyed to the Mortgagor herein by Frank P.  
McGowan, Jr., Master in Equity, by deed dated August 21, 1970, and recorded in  
the R.M.C. Office for Greenville County in Deed Book 896 at Pages 584-586.

4-2-84

STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY  
STAMP  
JUL 23 1984  
TAX  
05.19

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