

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
JUL 24 1971
DONNIE S. TANKERSLEY
R.M.C.

BOOK 1314 PAGE 571

MORTGAGE OF REAL ESTATE

Whereas, LOUIS P. FULLER and CAROLYN H. FULLER

of the County of Greenville, in the State aforesaid, hereinafter called the Mortgagor, is

indebted to TranSouth Financial Corporation, Mauldin, South Carolina,
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 Seven Thousand Two Hundred and 00/100 Dollars (\$ 7,200.00),
and,

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

Ten Thousand Three Hundred Twenty-Five and 00/100 Dollars (\$ 10,325.00),
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 lying, situate and being in the County of Greenville, State of South Carolina and being shown and designated as Lot #39 on a Plat of Greenbriar Subdivision recorded in the RMC Office for Greenville County in Plat Book QQ, Page 65, and having according to said Plat the following metes and bounds, to-wit:

BEGINNING at an iron pin 685 ft. Northwest of the intersection of Greenbriar Drive and Ivy Drive, joint front corner of Lots #38 and #39 and running thence along the common line of said lots S. 53-40 W. 200 ft. to an iron pin; thence N. 35-20 W. 100 ft. to an iron pin; thence along the common line of Lots #39 and #40 N. 53-40 E. 200 ft. to an iron pin on the Southwest side of Ivy Drive; thence along said Ivy Drive S. 35-20 E. 100 ft. to the point of Beginning.

It is understood and agreed that this mortgage is junior and second in lien to that mortgage to Cameron Brown recorded in the RMC Office for Greenville County in Mortgage Book 1155, Page 637 and dated May 22, 1970.