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GREENVILLE, CO. S. C.

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BOOK 1301 PAGE 417

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

DONNIE S. TANKERSLEY  
R.M.C.

MORTGAGE OF REAL ESTATE

Whereas, Robert H. Leopard and Linda S. Leopard

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 Six Thousand, Three Hundred Sixty & 00/100 Dollars (\$ 6,360.00),  
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 & 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 piece, parcel or lot of land lying, situate and being on the Northeastern side of Leona Avenue, near the Town of Greer, County of Greenville, State of South Carolina, and known and designated as Lot 33 of a Subdivision of property of H. H. Cox, plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book KK, Page 149, said lot having such metes and bounds as shown thereon.**

This is the same property conveyed to the mortgagors by deed recorded in the R.M.C. Office for Greenville County in Deed Book 900, Page 571.

It is understood and agreed that this mortgage is second and junior in lien to the mortgage given to First Federal Savings & Loan Association, recorded in Mortgage Book 1169, Page 654, R.M.C. Office for Greenville County.