

Post Office Box 6547
Greenville, SC 29606

VOL 1677 PAGE 21

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

Whereas, Ray Glen Howard

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 Three Thousand Four Hundred Sixty-Nine & 68/100 Dollars (\$ 3,469.68), with interest as specified in said note.

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

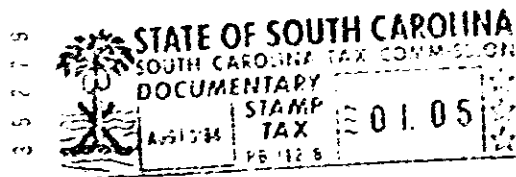
Fifty Thousand and No/100 Dollars (\$ 50,000.00), plus interest thereon, attorneys' fees and Court costs.

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 piece, parcel or tract of land situate, lying and being on the eastern side of U. S. Highway 25, about 16 miles north of the City of Greenville, in Saluda Township, County of Greenville, State of South Carolina, and according to plat prepared by Terry T. Dill, L.S. dated February 23, 1965, has the following metes and bounds to-wit:

BEGINNING at an iron pin at the joint corner of Lot No. 1 and property now or formerly of Edwards, and running thence N. 65-00 E. 635 feet to an iron pin; thence S. 85-00 W. 594 feet with line of property now or formerly of Southern to an iron pin, joint corner Lot No. 1; thence S. 3-48 E. 227 feet to an iron pin, point of beginning, and containing 1.46 acres, more or less.

THIS is the identical property conveyed to the Mortgagor herein by Florence Reid by deed dated March 1, 1965, and recorded in the R.M.C. Office for Greenville County March 4, 1965, in Deed Book 768 at Page 466.



1677
21

2325-112