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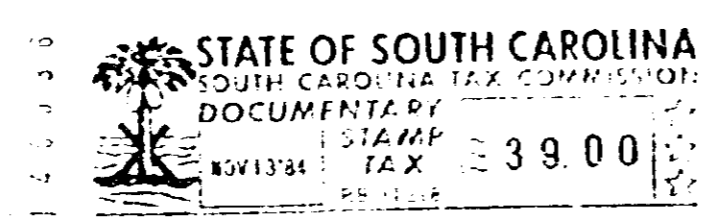
### MORTGAGE

THIS MORTGAGE ("Security Instrument") is given on November 12  
 1984. The mortgagor is Furman Cooper Builders, Inc.  
 ("Borrower"). This Security Instrument is given to First Federal  
Savings and Loan Association of South Carolina, which is organized and existing  
 under the laws of the United States of America, and whose address is 301 College Street,  
Greenville, South Carolina 29601 ("Lender").  
 Borrower owes Lender the principal sum of One Hundred Thirty Thousand and no/100  
Dollars (U.S. \$130,000.00). This debt is evidenced by Borrower's note  
 dated the same date as this Security Instrument ("Note"), which provides for monthly payments, with the full debt, if not  
 paid earlier, due and payable on November 12, 1985. This Security Instrument  
 secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and  
 modifications; (b) the payment of all other sums, with interest, advanced under paragraph 7 to protect the security of this  
 Security Instrument; and (c) the performance of Borrower's covenants and agreements under this Security Instrument  
 and the Note. For the purpose, Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and  
 assigns the following described property located in Greenville County, South Carolina:

ALL that certain piece, parcel or tract of land, lying, situate, and being in  
 the County of Greenville, State of South Carolina, known and designated as  
 Lot 2, on plat of FORRESTER WOODS, SEC. VI, PAHSE II, prepared by Freeland &  
 Associates, dated November 8, 1984, entitled, "Property of Furman Cooper  
 Builders Inc.", and having, according to said plat, the following metes and  
 bounds, to-wit:

BEGINNING at an iron pin, joint front corner of Lots 1 and 2 and running thence  
 N 07-46 E 150.0 feet along the common line of Lots 1 and 2 to an iron pin; thence  
 turning adn running S 82-14 E 110.0 feet to an iron pin; thence turning and  
 running along the common line of Lots 2 and 3 S 07-46 W 150.0 feet to an iron  
 pin; thence turning and running along Sanderling Drive, N 82-14 W 110.0 feet  
 to the POINT OF BEGINNING.

This being the same property conveyed to Mortgagors herein by deed of Prestige  
 Builders of Greenville Inc. to be recorded of even date herewith.



which has the address of Sanderling Drive, Mauldin,  
 South Carolina 29662 ("Property Address");  
 [Street] [City] [Zip Code]

TO HAVE AND TO HOLD such property unto Lender and Lender's successors and assigns, forever, together with all  
 the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties,  
 mineral, oil and gas rights and profits, water rights and stock and all fixtures now or hereafter a part of the property. All  
 replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this  
 Security Instrument as the "Property."

BORROWER COVENANTS that Borrower is lawfully seised of the estate hereby conveyed and has the right to  
 mortgage, grant and convey the Property and that the Property is unencumbered, except for encumbrances of record.  
 Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any  
 encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with  
 limited variations by jurisdiction to constitute a uniform security instrument covering real property.

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