

(#6177)

GREENVILLE CO. S.C.

MORTGAGE

80011333 573 O. Box 10148 Greenville, S. C. 29603

BOOK 76 DEED 654

THIS MORTGAGE made this 18th day of March 1981 between the Mortgagor, COTHRAN & DARBY BUILDERS, INC. (herein "Borrower") and the Mortgagee, CAROLINA FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of South Carolina, whose address is Post Office Box 10148, Greenville, South Carolina 29603 (herein "Lender").

WHEREAS Borrower is indebted to Lender in the principal sum of Sixty Four Thousand Three Hundred and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated March 18, 1981 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on March 18, 1982.

To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein contained, and (b) the repayment of any future advances, with interest thereon, made to Borrower by Lender pursuant to paragraph 21 hereof (herein "Future Advances"), Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in the County of Greenville State of South Carolina:

All that certain piece, parcel or unit situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Unit #B, Building #3 (Three), of Sugar Creek Villas Horizontal Property Regime, as more fully described in Declaration (Master Deed) dated September 15, 1980, and recorded in the RMC Office for Greenville County, South Carolina, on September 15, 1980, in Deed Book 1133, at pages 365 through 436, inclusive, and survey and plot plan recorded in the RMC Office for Greenville County in Plat Book 7X, page 40.

This is a portion of the property conveyed to the Mortgagor herein by deed of Trendsetter Development Company, Inc. recorded September 15, 1980, in Deed Book 1133, at page 437.

Witness James S. Lumbury RMC

Notarized and Certified by Notary Public for Greenville, S.C. K. O. ... Witness Juan ...

GREENVILLE CO. S.C. FEB 11 3 02 PM '82

22451801 200

GC70 -3 MAR 19 81 489

which has the address of Unit B-3, Sugar Creek Villas, Goldfinch Circle, Greer, South Carolina 29651 (herein "Property Address").

0654

4328 RV 21