

First Mortgage on Real Estate

REC
GREENVILLE CO. S. C.
JAN 2 2 45 PM '77
HARRISLEY
R.M.C.
MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: COTHRAN & DARBY BUILDERS, INC.

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto CAROLINA FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, Greenville, S. C., (hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of One Hundred Forty Four Thousand Eight Hundred and No/100-----
DOLLARS (\$ 144,800.00), with interest thereon as provided in said promissory note, said principal and interest to be paid as therein stated, and

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purpose, and

WHEREAS, the unpaid balance of said debt or debts, if not sooner paid, shall be due and payable,

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) 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 and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns.

All that piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being on the northerly side of White Water Court, near the City of Greenville, South Carolina, known and designated as Lot No. 167 on plat entitled "Map No. 2, Section I, Sugar Creek", as recorded in the RMC Office for Greenville County, S. C. in Plat Book 4R, at page 85, and having, according to said plat, the following metes and bounds, to-wit: BEGINNING at an iron pin on the northerly side of White Water Court, said pin being the joint front corner of Lots 167 and 168 and running thence with the northerly side of White Water Court N. 64-55-22 E. 12.38 feet to an iron pin; thence continuing with said Court N. 63-12-10 E. 93.57 feet to an iron pin, the joint front corner of Lots 166 and 167; thence with the common line of said lots N. 28-31-02 W. 142.49 feet to an iron pin, the joint rear corner of Lots 166 and 167; thence S. 56-36-54 W. 98.39 feet to an iron pin, the joint rear corner of Lots 167 and 168; thence with the common line of said lots S. 25-04-38 E. 130.83 feet to an iron pin, the point of beginning.

ALSO: ALL that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being at the westerly intersection of Silver Creek Road and Sugar Creek Lane, near the City of Greenville, South Carolina, known and designated as Lot No. 124 on plat entitled "Map No. 4, Section I, Sugar Creek", as recorded in the RMC Office for Greenville County, S. C. in Plat Book 5D, at page 72, and having, according to said plat, the following metes and bounds, to-wit: BEGINNING at an iron pin on the northwesterly side of Sugar Creek Lane, said pin being the joint front corner of Lots 124 and 125 and running thence with the northwestern side of Sugar Creek Lane N. 37-50-00 E. 129.18 feet to an iron pin at the intersection of Silver Creek Road and Sugar Creek Lane; thence with said intersection N. 14-17-45 W. 31.67 feet to an iron pin on the southwesterly side of Silver Creek Road; thence with the southwesterly side of Silver Creek Road N. 51-38-34 W. 149.53 feet to an iron pin; thence S. 38-36-18 W. 150 feet to an iron pin, the joint rear corner of Lots 124 and 125; thence with the common line of said lots S. 52-10-00 E. 176.54 feet to an iron pin, the point of beginning.

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