

First Mortgage on Real Estate

FILED
GREENVILLE CO. S. C.
SEP 30 4 42 PM '80
DONNIE S. TANKERSLEY
R.M.C.

1518 page 319

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Nelson & Putman 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 Thousand and NO/100-----

DOLLARS (\$ 140,000.00), 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, September 30, 1982

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 in the County of Greenville, State of South Carolina, near the City of Mauldin, containing 7.41 acres, more or less, as shown on plat entitled "Holly Tree Plantation" prepared by W. R. Williams, Jr., Engr./Surveyor dated July 23, 1976, recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 4-2, at page 36, reference to which is hereby made for a more complete description by metes and bounds.

For deed conveying the subject property to Nelson & Putman Builders, Inc. see deed from James P. McNamara recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 1134 at page 539 on September 30, 1980.

This is a development loan covering property to be known as "HOLLY TOWNE". Each unit will be released from this mortgage upon the payment of \$5,000.00 per unit.

This mortgage does not cover Building 9 of Holly Towne (Units 61, 62, 63, 64 and 65).

6010

SEP 30 80

250

4 OCT

2,500 12/77 KP

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP
TAX
\$ 50.00
SEP 30 1980

MORTGAGE

0313

4328 RV-2