

NOV 29 1979

FILED GREENVILLE CO. S. C. GREENVILLE CO. S. C. PAID AND FULLY SATISFIED

APR 20 12 17 PM '79 NOV 23 3 41 PM '79 This 23. Day of November 1979

South Carolina Federal Savings & Loan Assn.

DONNIE S. TINKERSLEY R.H.C.

MORTGAGE (Construction)

18913

WITNESS Brenda Anger

APRIL 20 1979

THIS MORTGAGE is made this 20 day of APRIL 1979, between the Mortgagor, Furman Cooper Builders, Inc.

(herein "Borrower"), and the Mortgagee, South Carolina Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 1500 Hampton Street, Columbia, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Sixty-Nine Thousand and Six Hundred dollars and no/100ths (69,600.00) Dollars or so much thereof as may be advanced, which indebtedness is evidenced by Borrower's note dated APRIL 20, 1979, (herein "Note"), providing for monthly installments of interest, with the principal indebtedness, if not sooner paid, due and payable on October 1, 1980.

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, (b) the performance of the covenants and agreements of Borrower contained in a Construction Loan Agreement between Lender and Borrower dated APRIL 20, 1979, (herein "Loan Agreement") as provided in paragraph 20 hereof, and (c) the repayment of any future advances, with interest thereon, made to Borrower by Lender pursuant to paragraph 17 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 lot of land, situate, lying and being in the State and County aforesaid, shown and designated as Lot no. 88 on plat of Holly Tree Plantation, Section 3, recorded in the RMC Office for Greenville County in plat book 6H at page 81 and a more recent plat of Property of Furman Cooper Builders, Inc., prepared by Freeland & Associates, dated April 18, 1979, and having, according to the more recent plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwesterly side of Sagramore Lane, joint front corner with lots 88 and 89 and running thence N. 52-06 W., 297.62 feet to an iron pin; thence along the rear line of lot no. 88, N. 47-58 E., 108.8 feet to an iron pin; thence still with the rear line of lot no. 88, N. 48-35 E., 50.0 feet to an iron pin; thence turning and running along the common line of lots 88 and 87, S. 47-49 E., 246.4 feet to an iron pin on Sagramore Lane; thence with said Sagramore Lane, S. 28-01 W., 140.0 feet to an iron pin, being the point of beginning.

This is the identical property conveyed to the mortgagor by deed of Camelot, Inc., to be recorded of even date herewith.

STATE OF SOUTH CAROLINA SOUTH CAROLINA TAX COMMISSION DOCUMENTARY STAMP TAX 27.84

Derivation:

Lot 88, Sagramore Lane, Holly Tree, Section III