

FILED  
GREENVILLE CO. S. C.

OCT 9 3 50 PM '71

GENNIE S. TANKERSLEY  
R.H.C.

First Mortgage on Real Estate

1350-828

## 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 Fifty-two Thousand Eight Hundred Dollars and No/100-----  
DOLLARS (\$ 52,800.00 ), 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 at the easterly intersection of Stone Ridge Road and Middle Brook Road, near the City of Greenville, South Carolina, being known and designated as Lot No. 237 on plat entitled "Map 4, Section One, Sugar Creek", as recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 5-D, at page 37, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeasterly side of Middle Brook Road, said pin being the joint front corner of Lot Nos. 237 and 238 and running thence with common line of said lots S. 31-37-33 E. 152.54 feet to an iron pin, the joint rear corner of Lot Nos. 237 and 238; thence S. 56-21-59 W. 140 feet to an iron pin on the northeasterly side of Stone Ridge Road; thence with the northeasterly side of Stone Ridge Road N. 30-54-06 W. 64.7 feet to an iron pin; thence continuing with said road N. 29-55-00 W. 57.65 feet to the easterly intersection of Stone Ridge Road and Middle Brook Road; thence with said intersection N. 10-36-14 E. 38.48 feet to an iron pin on the southeasterly side of Middle Brook Road; thence with the southeasterly side of Middle Brook Road N. 54-58-21 E. 111.71 feet to an iron pin, the point of beginning.



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