

GREENVILLE CO. S.C.
FILED
APR 1 3 55 PM '81
DONNIE B. TANKERSLEY
R.M.C.

MORTGAGE

THIS MORTGAGE is made this 1st day of April,
19 81, between the Mortgagor, JOANN P. JONES

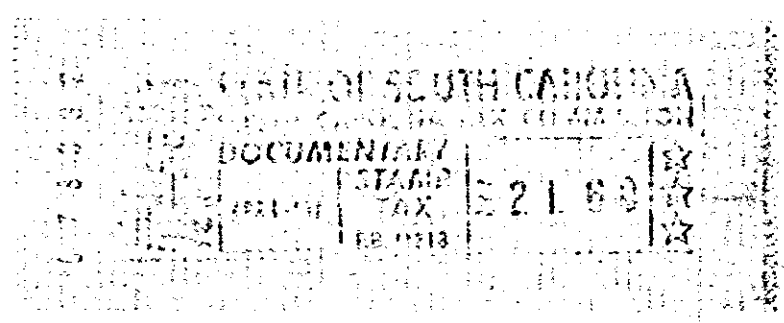
_____, (herein "Borrower"), and the Mortgagee,
Perpetual Federal Savings and Loan Association, who address is 907 North Main Street, Anderson, South Carolina
(herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of FIFTY-FOUR THOUSAND and
No/100ths (\$54,000.00) dollars, which indebtedness is evidenced by Borrower's
note dated April 1, 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 April 1, 2011

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 repay-
ment 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 No. A,
Building No. 11 of Sugar Creek Villas Horizontal Property Regime, as is more fully
described in Declaration (Master Deed) dated September 15, 1980, and recorded in the
RMC Office for Greenville County on September 15, 1980, in Deed Book 1133 at Pages
365-436, inclusive, and by first amendment to Declaration (Master Deed) dated February
25, 1981, and recorded in the RMC Office for Greenville County, South Carolina, on
February 26, 1981, in Deed Book 1143 at Pages 305-319, inclusive, and survey and plot
plan recorded in the RMC Office for Greenville County in Plat Book 7-X at Page 79.

This is the identical property conveyed to the Mortgagor herein by deed of Cothran &
Darby Builders, Inc., dated March 31, 1981, and recorded in the RMC Office for
Greenville County, South Carolina in Deed Book 1145 at Page 485.



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which has the address of 11-D Sugar Creek Villas, Skylark Circle, Greer,
(Street) (City)
South Carolina 29651 (herein "Property Address");
(State and Zip Code)

TO HAVE AND TO HOLD unto Lender and Lender's successors and assigns, forever, together with all
the improvements now or hereafter erected on the property, and all easements, rights, appurtenances,
rents, royalties, mineral, oil and gas rights and profits, water, water rights, and water stock, and
all fixtures now or hereafter attached to the property, all of which, including replacements and additions
thereto, shall be deemed to be and remain a part of the property covered by this Mortgage; and all of the
foregoing, together with said property (or the leasehold estate if this Mortgage is on a leasehold) are herein
referred to as the "Property."

Borrower covenants that Borrower is lawfully seised of the estate hereby conveyed and has the right to
mortgage, grant and convey the Property, that the Property is unencumbered, and that Borrower will
warrant and defend generally the title to the Property against all claims and demands, subject to any
declarations, easements or restrictions listed in a schedule of exceptions to coverage in any title insurance
policy insuring Lender's interest in the Property.

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