

0561956

STATE OF SOUTH CAROLINA  
DEPARTMENT OF REVENUE  
DOCUMENTARY SALES TAX  
RECORDED  
NOV 15 1979

FILED 1488 PAGE 367  
GREENVILLE CO. S.C.

NOV 15 12 46 PM '79  
DONNIE S. TANKERSLEY  
R.M.C.

**MORTGAGE**  
(Construction—Permanent)

BOOK 71 PAGE 707

THIS MORTGAGE is made this 15th day of November,  
1979, between the Mortgagor, M. G. Proffitt, 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 Seventy-Four Thousand Nine  
Hundred and NO/100 (\$74,900.00) Dollars or so much thereof as may be advanced, which  
indebtedness is evidenced by Borrower's note dated November 15, 1979 (herein "Note"),  
providing for monthly installments of interest before the amortization commencement date and for monthly install-  
ments of principal and interest thereafter, with the balance of the indebtedness, if not sooner paid, due and payable  
on August 1, 2010:

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 Bor-  
rower dated November 15, 1979 (herein "Loan Agreement") as provided in paragraph 24  
hereof, and (c) the repayment 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 piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the southeasterly side of Sugar Creek Road, near the City of Greenville, S. C., being known and designated as Lot No. 63 on Plat entitled "Map 5, Sugar Creek" as recorded in the RMC Office for Greenville County, S. C. in Plat Book 5H at Page 2, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the southeasterly side of Sugar Creek Road, said pin being the joint front corner of Lots 67 and 65, and running thence with the common line of said lots, S. 57-26 E. 140 feet to an iron pin, the joint rear corner of Lots 67 and 63; thence N. 32-34 E. 130 feet to an iron pin, the joint rear corner of Lots 63 and 69; thence with the common line of said lots, N. 57-26 W. 140 feet to an iron pin on the southeasterly side of Sugar Creek Road; thence with the southeasterly side of Sugar Creek Road, S. 32-34 W. 130 feet to the point of beginning.

This is the same property conveyed to the Mortgagor herein by deed of M. Graham Proffitt, III, Ellis L. Darby, Jr. and John Cothran Company, dated November 15, 1979, in the RMC Office for Greenville County in Deed Book 1115 at Page 670.

Derivation:

which has the address of Lot 63, Sugar Creek  
(herein "Property Address")

*Donnie S. Tankersley*  
39267 *Lucy P. A.P.*  
WITNESS *Alma [Signature]*  
WITNESS *Jana [Signature]*

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RECORDED  
AUG 11 1980

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