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GREENVILLE CO. S. C.  
NOV 19 1 18 PM '79  
GONNIE S. TANKERSLEY  
R.H.C.

BOOK 70 148065

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### MORTGAGE

THIS MORTGAGE is made this 16<sup>th</sup> day of November, 1979, between the Mortgagor, BOB MAXWELL BUILDERS, INC. (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 301 College Street, Greenville, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Forty-six Thousand Four Hundred and No/100 (\$46,400.00) Dollars, which indebtedness is evidenced by Borrower's note dated November 16, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the 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, and (b) 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 situate, lying and being on the Northern side of Buckingham Way, in the County of Greenville, State of South Carolina, being known and designated as Lot No. 32 as shown on a plat prepared by Kermit T. Gould, dated February 22, 1979, entitled "Windsor Oaks, Section 7", and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 7-C at page 13, and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the Northern side of Buckingham Way at the joint front corner of Lots Nos. 31 and 32, and running thence with the line of Lot No. 31 N. 14-49-00 W. 124.04 feet to an iron pin in the rear line of Lot No. 46; thence with the rear line of Lot No. 46 N. 75-11-05 E. 75.50 feet to an iron pin; thence with the rear line of Lot No. 47 N. 75-11-00 E. 46.10 feet to an iron pin at the joint rear corner of Lots Nos. 32 and 33; thence with the line of Lot No. 33 S. 14-49-00 E. 124.04 feet to an iron pin on the Northern side of Buckingham Way; thence with the Northern side of Buckingham Way S. 75-11-00 W. 121.60 feet to the point of beginning.

This is the identical property conveyed to the Mortgagor herein by deed of Windsor Group, Inc., dated November 14, 1979, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 1116 dated November 19, 1979.

Federal Savings and Loan Association  
of Greenville, S. C.

Frank L. Smith 32572  
REPRESENTATIVE

Witness: Frank L. Smith  
which has the address of 301 College Street, Greenville, South Carolina Taylor

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GONNIE S. TANKERSLEY  
R.H.C.  
Cert  
HAYNESWORTH  
MARION & JOHNSON, ATTY'S

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