

FILED  
GREENVILLE CO. S. C.

APR 7 4 10 PM '81

DONN... TANSFERSLEY

# MORTGAGE

BOOK 1537 PAGE 540

BOOK 76 PAGE 618

THIS MORTGAGE is made this 7th day of April, 1981, between the Mortgagor, Bob Maxwell Builders, Inc.

(herein "Borrower"), and the Mortgagee, GREER FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of SOUTH CAROLINA, whose address is 107 Church Street, Greer, South Carolina 29651 (herein "Lender").

WHEREAS Borrower is indebted to Lender in the principal sum of Sixty-Three Thousand Seven Hundred and no/100 (\$63,700.00) Dollars, which indebtedness is evidenced by Borrower's note dated April 7, 1981 (herein "Note"), providing for monthly installments of the northwestern side of Cobblestone Road, the chord of which is N. 39-47-40 E. 45.38 feet to the point of beginning.

This is the identical property conveyed to the Mortgagor by deed of Dee Smith company, Inc., et. al., recorded in the R.M.C. Office for Greenville County in Deed Book 1145 at 817 on April 7, 1981.

RECORDED IN PROPERTY BOOK 1537 PAGE 540

**PAID**  
FEB 9 1982

*[Handwritten signature]*

WITNESSES:  
*[Handwritten signatures]*

which has the address of Lot 8, Cobblestone Road (Seven) S. C. *[Handwritten address]* (herein "Property Address")

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 work, 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 seized 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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