

FILED
GREENVILLE CO. S. C.
AUG 19 11 06 AM '80
DONNIE S. TANKERSLEY
R.M.C.

Loan #10217

BOOK 1511 PAGE 724

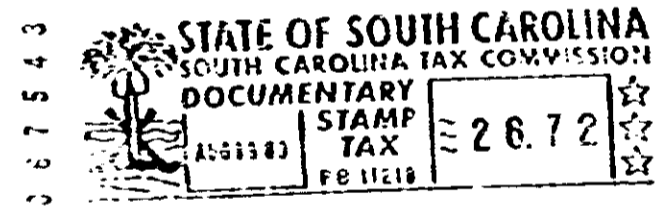
MORTGAGE

THIS MORTGAGE is made this 15th day of August 1980, between the Mortgagor, Steven Darius Windham (herein "Borrower"), and the Mortgagee, WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of the United States of America, whose address is 206 South Main Street, Woodruff, S. C. 29388 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of SIXTY-SIX THOUSAND EIGHT HUNDRED AND NO/100 (\$66,800.00) Dollars, which indebtedness is evidenced by Borrower's note dated August 15, 1980 (herein "Note"), providing for monthly installments of principal and interest, 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, 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 those certain pieces, parcels or lots of land, situate, lying and being in the State and County aforesaid, on the Northeast side of Gerald Drive, being known and designated as Lots Nos. Nine (9) and Ten (10) as shown on plat of Clark Manor Subdivision prepared by Carolina Surveying Co., dated June 8, 1978, and revised on September 28, 1979, which revised plat is recorded in the R.M.C. Office for said County in Plat Book 7-C at pages 83 and 84. For a more particular description, reference is hereby specifically made to the aforesaid revised plat. This is a portion of the property conveyed to Clark Manor, Inc., by Perry E. Clark by deed recorded in said Office on May 18, 1979, in Deed Book 1102 at page 824, and the same property conveyed to the Mortgagor herein by Clark Manor, Inc., by deed dated July 31, 1980, which plat will be recorded forthwith in said Office.



which has the address of 414 Gerald Drive Simpsonville, S. C. 29681 (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 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.

RECORDED IN R.M.C. OFFICE

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