

FILED
GREENVILLE S.C.

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SONNENSHINE BANKERSLEY MORTGAGE
F.M.C.

THIS MORTGAGE is made this 21st day of November,
1980, between the Mortgagor, David L. Sikkelee and Sandra R. Sikkelee,
(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 Eighteen Thousand
Five Hundred and No/100 (\$18,500.00) Dollars, which indebtedness is evidenced by Borrower's
note dated November 21, 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 December
1, 2000.....;

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:

Unit No. 16, Oak Grove Village Condominiums - a Horizontal Property Regime, situate on or
near the eastern side of Kimbell Court in the County of Greenville, State of South Carolina
as more particularly described in Master Deed and Declaration of Condominiums dated October
13, 1980 and recorded in the RMC Office for Greenville County, South Carolina in Deed Book
1135 at page 327, said unit being also shown on Master Plat of Oak Grove Village
Condominiums recorded in the RMC Office for Greenville County, South Carolina in Plat Book
7-Y at page 92. For a more complete description reference is hereby made to said plat.

This being the same property conveyed to Mortgagor by deed from Oak Grove Village
Investors, a general partnership, by Terrell Company, Inc., managing partner dated
November 15, 1980, to be recorded herewith.

RECORDED IN THE RMC OFFICE FOR GREENVILLE COUNTY, SOUTH CAROLINA
DOCUMENTARY
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Unit 16 Oak Grove Condominiums Greenville
which has the address of _____
South Carolina _____
(State and Zip Code) (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.

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