

# Security Federal

## MORTGAGE

JUL 13 3 48 PM '83 Mortgagee's address: P. O. Box 10148  
Greenville, SC 29603  
DONNIE S. TANKERSLEY  
R.M.C.  
803-1516-248

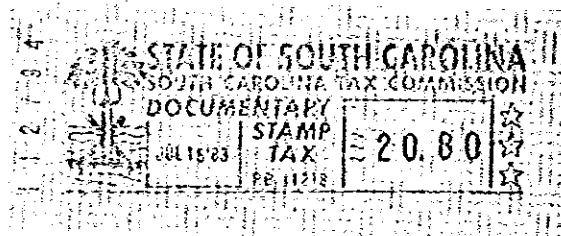
THIS MORTGAGE is made this 15th day of July 1983, between the Mortgagor, Evan L. Williams and Margaret H. Williams (herein "Borrower"), and the Mortgagee, Security Federal Savings and Loan Association of South Carolina, a corporation organized and existing under the laws of the United States, whose address is 1233 Washington Street, Columbia, South Carolina, 29201 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Fifty Two Thousand and No/100 (\$52,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated July 15, 1983 (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, 1998;

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 certain piece, parcel or unit situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as Unit No. 68 of HOLLY TOWNE HORIZONTAL PROPERTY REGIME, as is more fully described in Master Deed, dated December 31, 1980, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 1141, at Pages 921 through 993, inclusive, and survey and plot plan recorded in the RMC Office for Greenville County, S. C. in Plat Book 8-L, at Page 37.

This is the identical property conveyed to the Mortgagors herein by deed of Michael R. Fant, dated July 11, 1983 and recorded in the RMC Office for Greenville County, S. C. in Deed Book 1192, at Page 441, on July 15, 1983.



which has the address of 68 Holly Towne Condominium, Simpsonville, SC 29681...

(Street) (City)  
..... (herein "Property Address");  
(State and Zip Code)

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.