

FILED
GREENVILLE CO. S. C.

APR 12 10 21 AM '77

DONNIE S. TANKERSLEY
R.H.C.

MORTGAGE

1394 no 309

Mail to:
Family Federal Savings & Loan Assn.
Drawer L
Greer, S.C. 29651

THIS MORTGAGE is made this 8th day of April 1977, between the Mortgagor, David Williams and Mary E. Williams (herein "Borrower"), and the Mortgagee, Family Federal Savings & Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is #3 Edwards Bldg., 600 N. Main St., Greer, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of ~~One Hundred and No/100~~ Thirteen Thousand Five Dollars, which indebtedness is evidenced by Borrower's note dated April 8, 1977 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on May 1, 1987;

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:

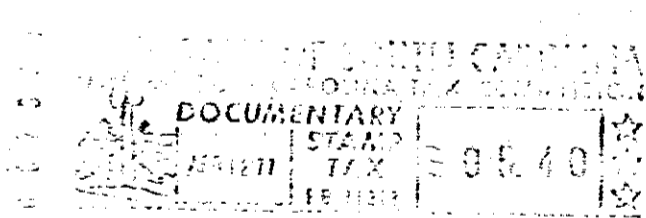
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All that certain piece, parcel or lot of land situate, lying and being in the County of Greenville, Greenville Township, State of South Carolina, on the southeast side of Taylor Street, now known as Horton Street, being known and designated as Lot No. 9 of the Property of Mrs. E. L. Rushing, according to a plat thereof prepared by Pickell & Pickell, Engrs., January 15, 1949, and recorded in the RMC Office for Greenville County in Plat Book V, at Page 37, and having according to said plat the following metes and bounds, to-wit:

3500

Beginning at an iron pin (offset 5 feet from street line) on the southeast side of Horton Street at the joint front corner of Lots Nos. 9 and 10, said pin being 138 feet, more or less, from the southeast corner of the intersection of Horton Street with Brockman Street, and running thence along the joint line of said lots, S. 61-24 E. 100.7 feet to a point; thence S. 32-19 W. 42.1 feet to a point, joint rear corners of Lots 8 and 9; thence along the joint line of said Lots, N. 61-24 W. 98.0 feet to a pin (offset 5 feet from the street line) on the southeast side of Horton Street; thence along the southeast side of Horton Street, N. 28-36 E. 42 feet to the beginning corner.

This is the same property conveyed to the Mortgagors herein by deed of A. J. Hendrix and Elizabeth E. Hendrix recorded in the RMC Office for Greenville County, South Carolina in Deed Book 1052, at Page 799, on March 16, 1977.



which has the address of 108 Horton Street Greenville, South Carolina 29601 (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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