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07/10/79

## REAL ESTATE MORTGAGE

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## MORTGAGORS NAMES AND ADDRESS

Earline I. Frady  
106 Hyde Circle  
Mauldin, South Carolina

FILED  
GREENVILLE CO. S.C.

JUL 11 4 05 PM '79

## MORTGAGEE NAME AND ADDRESS

UNILIFE CREDIT CORP  
1565 LAURENS RD  
P.O. BOX 6428 - STA B  
GREENVILLE SC 29606  
PHONE 232-6781

AMOUNT OF NOTE	PRINCIPAL OF LOAN	SCHEDULE OF PAYMENTS	INTEREST RATE	MATURITY DATE
5628.00	4085.71	8.4% C 42 in 134.00	08/12/79	01/12/83

REVISION DATE  
07/12/79

STATE OF SOUTH CAROLINA  
COUNTY of Greenville } ss.

WHEREAS, the Mortgagors above named are indebted on their Promissory Note above described, payable to the order of the Mortgagee and evidencing a loan made by said Mortgagee, in the Amount of Note stated above, which said Note is payable in monthly installments and according to the terms thereof, and on which Note payment in advance may be made in any amount at any time and if default in making any monthly payment shall, at the option of the holder of said Note, and without notice or demand, render the entire sum remaining unpaid on this Note at once due and payable.

NOW KNOW ALL MEN, that in consideration of said loan and to further secure the payment of said Note and also in consideration of three dollars (\$3) to the Mortgagee, well and truly paid by Mortgagor at and before the sealing and delivery of these presents, receipt whereof is hereby acknowledged, the Mortgagors hereby grant, bargain, sell and release unto the Mortgagee, its successors and assigns, the following described real estate, situated in the County of Greenville and State of South Carolina, to wit: **A lot that certain lot of land with improvements thereon situated on the Southern side of Hyde Circle in the Town of Mauldin, County of Greenville State of South Carolina being known and designated as Lot 3 on plat made for J.K. Shitt dated Jun 1960 and being more fully in accordance with said plat, to wit:**

BEGINNING at an iron pin on the southern side of Hyde Circle, joint front corner with Lot No.2 to have and to hold, with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging, unto said Mortgagee, provided always, and this instrument is made, executed, sealed and delivered upon the express condition that if the said Mortgagors shall pay in full to the said Mortgagee the above described Note according to the terms thereof, then this Mortgage shall cease, determine and be void, otherwise it shall remain in full force and virtue. Upon default in making payment of said Note, when the payment becomes due, then the entire sum remaining unpaid on said Note shall be due and payable by the exercise of the power of sale contained in the instrument hereinabove described as provided by law for the purpose of satisfying and paying the entire indebtedness secured thereby.

The Mortgagee covenants that they exclusively possess and own said property free and clear of all encumbrances, except as otherwise noted, and will warrant and defend the same against all persons except the Mortgagee. Any failure of the Mortgagee to enforce any of its rights or remedies hereunder shall not be a waiver of its rights to do so thereafter. Whenever the context requires, plural words shall be construed in the singular.

Signed, sealed and delivered in the presence of:

*J. Don Frady*  
*James J. Bohne*

STATE OF SOUTH CAROLINA  
COUNTY of Greenville } ss.

Personally appeared before me the undersigned, this 10th day of July, 1979, and acknowledged that he is the aforesigned mortgagor sign, seal and deliver the foregoing instrument for the above described property, and that he has read the same and understands the same and signs the same to be his true execution thereof.

*Earline I. Frady*  
EX-APR-66-BOTH HUSBAND AND WIFE SIGN

(Seal)  Sign Here  
(Seal)  Sign Here

Signed, sealed and delivered in the presence of:

*J. Don Frady*  
*James J. Bohne*

MY COMMISSION EXPIRES 3-30-1989

*MORTGAGOR WOMAN*

STATE OF SOUTH CAROLINA  
COUNTY of Greenville } ss.

I, Earline I. Frady, do hereby declare that I am the wife of J. Don Frady, and that I am the aforesigned mortgagor sign, seal and deliver the foregoing instrument for the above described property, and that I have read the same and understand the same and sign the same to be my true execution thereof.

Signed, sealed and delivered in the presence of:

*J. Don Frady*  
*James J. Bohne*

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