thus form is used in a remotive with mortgages resided under the one to four-turnity provisions of

STATE OF SOUTH CAROLINA, COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

EDISON ERIC WATSON AND LUCINDA M. WATSON

MAULDIN, SOUTH CAROLINA

hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto COLONIAL MORTGAGE COMPANY

, a corporation , hereinafter ALABAMA organized and existing under the laws of called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of THIRTY-FOUR THOUSAND SEVEN HUNDRED AND 00/100-----per annum until paid, said principal and interest being payable at the office of COLONIAL MORTGAGE COMPANY, in Montgomery, Alabama 36105 P.O. Box 2571 or at such other place as the holder of the note may designate in writing, in monthly installments of Two Hundred Fifty-Four Dollars (\$ 254.70 ------1979 and on the first day of each month thereafter until the princommencing on the first day of December A cipal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable November, 2009.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the scaling and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell, and release unto the Mortgagee, its successors and assigns, the following-described real estate situated in the County of GREENVILLE

State of South Carolina:

ALL that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, and being shown and designated as Lot No. 54 on plat of PARKWOOD SUBDIVISION, SECTION 1, recorded in the RMC Office for Greenville County in Plat Book 4F, Page 22 and revised in Plat Book 4R, Page 42, and also as shown on a more recent survey entitled, "Edison Eric & Lucinda Moose Watson", prepared by John R. Long, RLS, dated October 8, 1979 and recorded in the RMC Office for Greenville County in Plat Book 7-6, Page 22, and having, according to the more recent survey, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeasterly side of Oak Park Drive and running thence with said Drive, N. 46-26-60 W, SO feet to an iron pin; thence turning and running with the common line of Lots 54 and 55, N 32-24-30 E, 167.05 feet to an iron pin; thence turning and running along the rear line of Lot 54, S 35-29-60 E, 126.87 feet to an iron pin; thence turning and running along the common line of Lots 54 and 53, S 48-34-12 W, 140.34 feet to an iron pin on Oak Park Drive, being the point of beginning.

This is the same property conveyed to the above-named mortgagors by deed of Eric Randall Helms and Betty M. Helms to be recorded of even date herewith.

This conveyance is made subject to any restrictions, reservations, zoning ordinances, or easements that may appear of record, on the recorded plat(s), an entire provises

or on the premises.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encumbrances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagoe forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

The Mortgagor covenants and agrees as follows:

Replaces Form FHA-2175M, which is Obsolete

1. That he will promptly pay the principal of an interest on the indebtedness evidenced by the said note, at the times and in the manner herein provided. Privilege is reserved to pay the debt in whole, or in an amount equal to one or more monthly payments on the principal that are next due on the note, on the first day of any month prior to maturity, provided, however, that written notice of an intention to exercise such privilege is given at least thirty (30) days prior to prepayment

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