First Mortgage on Real Esta

CORNIE S. TARKERSLEY R.M.C

MORTGAGE

200 **1308** 454 **825** 225 1314 322 155

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Peter M. and Charlotte T. Soutter

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, GREENVILLE, S. C., (hereinafter referred to as Mortgagee) in the sum of

DOLLARS Twenty-six Thousand Six Hundred and No/100 8 3/4 per cent per annum as), with interest thereon at the rate of (\$ 26.600.00 evidenced by the Mortgagor's note of even date herewith payable as therein stated, or as hereafter modified by mutual agreement, in writing, the final maturity of which is years after the date hereof, 25 unless extended by mutual consent, the terms of said note and any agreement modifying it are incorporated herein by reference; and

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced or readvanced to or for the Mortgagor's account, including advances made by the Mortgagee on other or no security:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing 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.

"All that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Creenville,

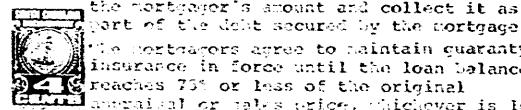
Unit number 22-C in Briarcreek Condominiums, Horizontal Property Regime, situate on or near the southerly side of Pelham Road in the City of Greenville, County of Greenville, State of South Carolina, as more particularly described in Master deed and Declaration of Condominium dated September 20, 1972, and recorded in the R. M. C. Office in Deed Book 956, Page 99 and Certificate of Amendment dated November 29, 1973 in Deed Book 989, Page 205.

In addition to and together with the monthly payments of principal and interest under the terms of the note secured berely, the mortgagor promises to pay to the nortgages for the term of the quaranty reliev the sum of 1/43th of 1% of the original amount of this loam in payment of the nortgage guaranty insurance covering this loan and on his failure to pay it, the cortgaged day advance it for









part of the debt secured by the mortgage. The northagors agree to maintain quaranty insurance in force until the loan balance reaches 75% or less of the original Grain appraisal or sales price, chickever is less,

and the wortgages may apply for nortgage guaranty insurance to comply with the above, through the mortgage quaranty insurance company insuring this loan, and agrees to pay to the nortgagee, annually, as p such insurance 1/4 of 1% of the principal balance then existing.

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 fatures and any other equipment or fatures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.