Mortgagee's adress:
p. O. Box 408
Greenville, S. C. 29602 FILED MORTGAGE
GREENVILLE CO. S.C.

This form is used in connection with mortgages insured under the one- to four-family provisions of the National Housing Act.

STATE OF SOUTH CAROLINA. 18, 19 11 42 M '84 COUNTY OF GREENVILLE TONNIE S. TANKERSLEY R.H.C.

VOL 1652 PASE 654

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Calvin G. Keeton and Catherine M. Keeton

on the control of the Mortgagor, send(s) greetings:

Greenville, South Carolina

WHEREAS, the Mortgagor is well and truly indebted unto First Federal Savings and Loan Association of South Carolina

, a corporation organized and existing under the laws of the United States of America , hereinafter 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 Pifty Pive Thousand Sixty Pive and No/100------

_____Dollars (\$ 55,065.00

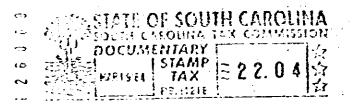
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery 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, the following-described real estate situated in the County of Greenville

State of South Carolina:

ALL that piece, parcel or lot of land, with all buildings and improvements, situate, lying and being on the southeastern side of Fargo Street, in the City of Mauldin, Greenville County, South Carolina, being shown and designated as Lot No. 56 on a plat of GLENDALE, SECTION III, SHEET 2, made by C. O. Riddle, Surveyor, dated April 1, 1974, recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 4-R, pages 83 and 84, reference to which is hereby craved for the metes and bounds thereof.

This is the same property conveyed to the Mortgagors herein by deed of James A. Zilligen and Cathy R. Zilligen, dated March 19, 1984, to be recorded simultaneously herewith.

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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:

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1. That he will promptly pay the principal of and 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.

HUD-92175M (1-79)