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GREENVILLE CO. S. C.

OCT 20 3 15 PM '77

Richardson Johnson

BOOK 50 PAGE 788

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AUGUST 11

First Mortgage on Real Estate

ELIZABETH S. TANKERSLEY
GREENVILLE CO. S. C.

MORTGAGE

OCT 30 12 05 PM '77
CONNIE S. TANKERSLEY
R.M.C.

FIDELITY FEDERAL SAVINGS & LOAN ASSN.
Raymond Johnson
A.S. V.P.

WITNESSES
Kathy Johnson
67-16

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Thomas A. Edwards and Era Jo B.

Edwards

(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 Twenty-eight thousand and no/100ths----- DOLLARS

(\$28,000.00), as evidenced by the Mortgagor's note of even date, bearing interest as stated in said note, and payable as therein stated or as modified by mutual agreement, in writing, the final maturity of which is 29 years after the date hereof, 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 Greenville, shown and designated as Lot 11 fronting on Judson Avenue on a plat of the J. A. Woods Estate recorded in Plat Book DDD at Page 21 prepared by John A. Simmons, Surveyor, the metes and bounds of which are as follows:

BEGINNING at an iron pin at the joint corner of Lots 11 and 2 thence with the northern side of Judson Avenue S 82-21 E 90 feet to an iron pin; thence N 7-49 E 195.1 feet to an iron pin; thence N 86-44 W 129.6 feet to the joint corner of Lots 11 and 1; thence with the line of Lots 1 and 2 S 3-20 E 205.4 feet to the beginning point.

In addition to and together with the monthly payments of principal and interest under the terms of the note secured hereby, the mortgagor promises to pay to the mortgagee for the term of the guaranty policy the sum of 1/48th of 1% of the original amount of this loan in payment of the mortgage guaranty insurance covering this loan and on his failure to pay it, the mortgagee may advance it for the mortgagor's amount and collect it as part of the debt secured by the mortgage..

The mortgagors agree that after the expiration of ten years from the

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