

FILED
GREENVILLE, CO. S. C.

AUG 19 4 47 PM '77

DONNIE S. TANKERSLEY
R.M.C.

P. O. Box 1268
Greenville, S. C. 29602

BOOK 69 PAGE 1009

PAID AND SATISFIED BY FULL PAYMENT
THIS 10 DAY OF NOV 1977

FIDELITY FEDERAL SAVINGS & LOAN ASSN.

JERRY D. CHAMPION
SHARON K. CHAMPION

MARY JANE FORCE
SIDNEY L. JAY

First Mortgage on Real Estate

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

JERRY D. CHAMPION and SHARON K. CHAMPION
(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

Thirty Eight Thousand Four Hundred and No/100 (\$38,400.00) ----- DOLLARS

(\$ 38,400.00), 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 30 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 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, in Austin Township, within the corporate limits of the City of Mauldin, and being known and designated as Lot Number 39 of a subdivision known as Glendale III, a plat of which is of record in the RMC Office for Greenville County in Plat Book 4R at Pages 83 and 84, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the northwestern side of Fargo Street at the joint front corner of Lots 39 and 40 and running thence with the northwestern side of Fargo Street S. 47-32 W. 85 feet to a point; thence continuing with the northwestern side of Fargo Street S. 49-52 W. 15.8 feet to a point at the front corner of Lot 39; thence N. 47-50 W. 198.8 feet to a point at the rear corner of Lot 39; thence N. 42-50 E. 100 feet to a point; thence N. 42-11 E. 11.3 feet to a point at the joint rear corner of Lots 39 and 40; thence S. 44-49 E. 209.15 feet to a point on the northwestern side of Fargo Street, the point of beginning.

This is the same property conveyed to the mortgagors herein by deed of George O'Shields Builders, Inc. of even date herewith to be recorded.

In addition to and together with the monthly payments of principal and interest under the terms of the Note secured hereby, the mortgagors promise to pay to the mortgagee a monthly premium necessary to carry private mortgage guaranty insurance until the principal balance reaches 80% of the original sales price or appraisal, whichever is less.

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DONNIE S. TANKERSLEY

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