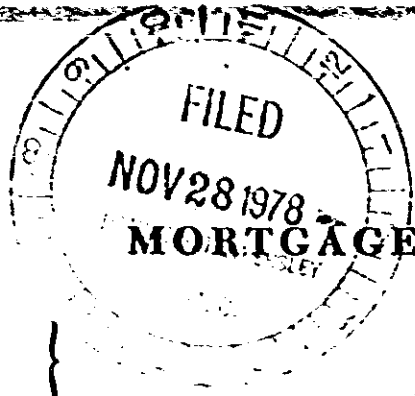


First Mortgage on Real Estate



BOOK 1451 PAGE 410

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Mr. J. Harold Hawkins and

Mrs. Eugenia B. Hawkins

(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 Twelve Thousand Four Hundred Seventy Five Dollars and 68/100-----DOLLARS

(\$ 12,475.68), 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 seven (7) 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 as Unit No. 115 of the Highlands Horizontal Property Regime as is more fully described in Master Deed dated August 25, 1972, recorded in Deed Book 953 at page 113 through 182, inclusive, and as shown on Plat recorded in Plat Book 4S at pages 20, 21, and 22, and having such courses and distances as will appear by reference to said deed.

The above conveyance is subject to all rights of way, easements, and protective covenants affecting same appearing upon the public records of Greenville County.

The within property is the identical property conveyed to the Grantors herein by deed of Ira Ingersoll and Margaret R. Ingersoll, deed dated October 29, 1976, and recorded in the R.M.C. Office for Greenville County, South Carolina on November 1, 1976 in Deed Book 1045 at page 439

As a part of the consideration for the within conveyance, the Grantees assume and agree to pay that certain mortgage indebtedness over the within property given to Carolina Federal Savings and Loan Association of Greenville by mortgage dated October 29, 1976, and which said mortgage is recorded in the R.M.C. Office of Greenville County and Mortgage Book 1381, at Page 879, and on which there is a principal balance due at this time of Twenty Three Thousand Fifty Nine and 29/100 (\$23,059.29) Dollars.

This is the same property conveyed J. Harold Hawkins and Eugenia P. Hawkins on July 14, 1978, recorded in Vol 1083, Page 189, by deed of David Leon Vassy and Rebecca G. Vassy.

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



6501 PL 5000 0109

0410

4328 RV-2