

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Watkins
WHEREAS, LUISE MCRAE WATKINS AND FRANCES RAY WATKINS

(hereinafter referred to as Mortgagor) is well and truly indebted unto FEDERAL FINANCIAL SERVICE

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of

----- Dollars (\$ 828.00) due and payable

FOURTY SIX and no/100 (46.00) Dollars on the 1st day of January 1976,

and Forty six dollars and no/100 cents (46.00) on the 1st day of each month thereafter until paid in full, with interest thereon from date at the rate of eight per centum per annum, to be paid: after maturity.

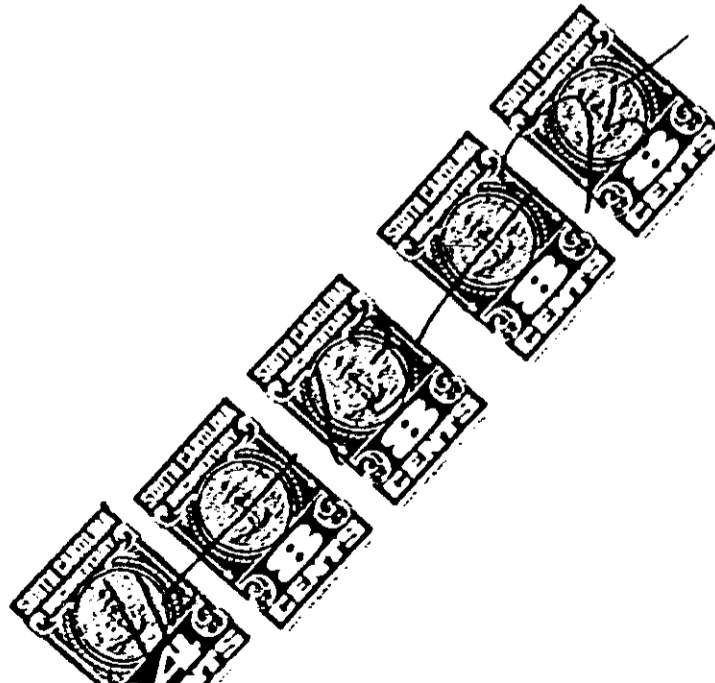
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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 lot of land in Greenville Township, Greenville County, State of South Carolina, on the northern side of Bruce Street and being shown and designated as lot 11 part of the property of W. B. McDowell, recorded in Plat Book S, at page 53 and having according to said plat, the following metes and bounds, to-wit:

beginning at a iron pin on the northern side of Bruce Street at the joint front corner of Lots 11 and 12 and running thence with the line of lot 12, N. 8-15 E. 121.8 feet to an iron pin in line of lot 11; thence with line of lot 16, S. 81-45 W. 60 feet to an iron pin at the corner of lot 10; thence with the line of lot 10, S. 8-15 E. 129.2 feet to an iron pin on Bruce Street; thence with the northern side of Bruce Street, N. 74-30 E. 60.5 feet to point of beginning.

The above described property is the same conveyed to H. V. Thomason by deed of W. B. McDowell recorded in the REC Office for Greenville County, S. C. in Deed Book _____, Page _____ and devised to Ella Griffin Thomason by the last will and Testament of H. V. Thomason, deceased. The purpose of this deed is to confirm the devise of the above described property to the above named Grantees in accordance with Item VII of the last will and Testament of Ella Griffin Thomason as will appear by reference to the records of the Probate Court for Greenville County, S. C. contained in Apartment 1209, File 5.



Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting 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 equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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