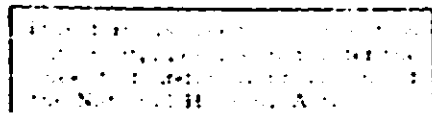


GREENVILLE CO. S. C.

1979 67

SOUTH CAROLINA  
FHA FORM NO. 2574  
(Rev. 5-22-76)

2 2 54 PM '79 MORTGAGE



JOHNIE S. TANNERSLEY  
R.M.C.

GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

JUN 26 12 34 PM '79

1979 120

JOHNIE S. TANNERSLEY  
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

THOMAS D. GOODJIONE and RUBY L. GOODJIONE-----of  
Greenville, South Carolina-----, hereinafter called the Mortgagor, sends greetings:

WHEREAS, the Mortgagor is well and truly indebted unto COLLATERAL INVESTMENT COMPANY-----

-----, a corporation organized and existing under the laws of the State of Alabama-----, 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 Twenty-Nine Thousand and No/100----- Dollars (\$ 29,000.00-----), with interest from date at the rate of Nine and One-Half----- per centum ( 9 1/2----- %) per annum until paid, said principal and interest being payable at the office of Collateral Investment Company----- in Birmingham, Alabama-----

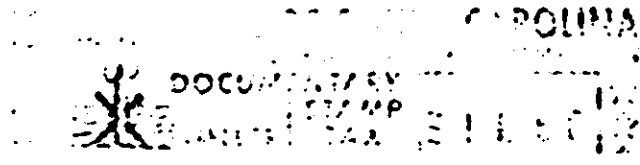
or at such other place as the holder of the note may designate in writing, in monthly installments of Two Hundred Forty-Three and 89/100----- Dollars (\$ 243.89-----), commencing on the first day of March . 19 79, and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of February, 2009.

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  
State of South Carolina:

ALL that certain piece, parcel or lot of land, located, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lot 52 on plat entitled "Magnolia Acres", prepared by Piedmont Engineering Service, dated February 1955, and recorded in the Greenville County R.M.C. Office in Plat Book GG at Page 133, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Fleetwood Drive at the joint front corner of Lots 52 and 72 and running thence N. 21-10 W., 112 feet to a point; thence N. 40-03 E., 120.5 feet to a point on Cool Brook Drive; thence along Cool Brook Drive S. 49-50 E., 149 feet to a point; thence on an angle around the northwestern corner of the intersection of the rights-of-way of Cool Brook Drive and Fleetwood Drive, the chord of which is S. 2-00 W., 39 feet to an iron pin on the northern side of Fleetwood Drive; thence S. 66-16 W., 52.6 feet to a point; thence S. 68-50 W., 109 feet to an iron pin, the point and place of beginning.

This is the same property conveyed to the Mortgagors herein by deed of Charles E. Stroud and Barbara Stroud recorded in the Greenville County R.M.C. Office in Deed Book 1696 at Page 55 on the 21 day of January, 1979.



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 hereinafore described in fee simple absolute, that he has good right and lawful authority to sell, convey, or otherwise dispose of 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 Mortgagee forever, from and against the Mortgagee and all persons whomsoever lawfully claiming the same or any part thereof.

The Mortgagor covenants and agrees as follows:  
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 therein provided. Priority is reserved to pay the debt on the date of maturity or 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 priority is given at least thirty (30) days prior to prepayment.

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