

FILED  
GREENVILLE CO. S.C.  
APR 10 12:11 PM '79  
DONNIE S. TANKERSLEY  
R.H.C.

40146  
MORTGAGE

Mortgagee's Address:  
P.O. Box 1268  
Gvl, SC 29602  
VOL 1452 PAGE 675  
68 PAGE 1032

THIS MORTGAGE is made this 9th day of April 1979, between the Mortgagor, Galea Chardera (herein "Borrower"), and the Mortgagee, FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of SOUTH CAROLINA, whose address is 101 EAST WASHINGTON STREET, GREENVILLE, SOUTH CAROLINA (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-eight Thousand Four Hundred Fifty (\$38,450.00) Dollars, which indebtedness is evidenced by Borrower's note dated April 6, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on August 1, 2009

To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein contained, and (b) the repayment of any future advances, with interest thereon, made to Borrower by Lender pursuant to paragraph 21 hereof (herein "Future Advances"), Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in the County of Greenville, State of South Carolina:

All that piece, parcel or Condominium unit situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Dover Townouse No. 47-B Horizontal Property Regime as is more fully described in Master Deed dated April 2, 1979 and recorded in the R. M. C. Office for Greenville County, South Carolina, in Deed Book 1100, at page 190, survey and plot plan of said property being a part of the Master Deed referred to above.

This is the same property conveyed to the mortgagor by deed of Governor's Square Associates, a Partnership, to be recorded here with.

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 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. The estimated monthly premium for the first nine years will be .02% of the original amount of the loan. The estimated monthly premium for each year thereafter will be .01% of the original principal balance of this loan. The mortgagee may advance this premium and collect it as part of the debt secured by the mortgage if the mortgagor fails to pay it.

DOCUMENTARY STAMP  
15.40  
P3 11218

11278  
PAID AND REGISTERED IN FULL  
MAY 1 1979  
FIDELITY FEDERAL SAVINGS & LOAN ASSN.  
Donna J. Johnson  
Kathy Johnson  
19687

which has the address of 26 Dover Drive 47-B Dover Townhouses, Taylors, S.C. 29687 (Street)  
(herein "Property Address");

FILED OCT 3 1979  
GREENVILLE CO. S.C.  
DONNIE S. TANKERSLEY  
9 02 AM '79  
1300-2

901 67 3 00 3

1032

4328 RV-2