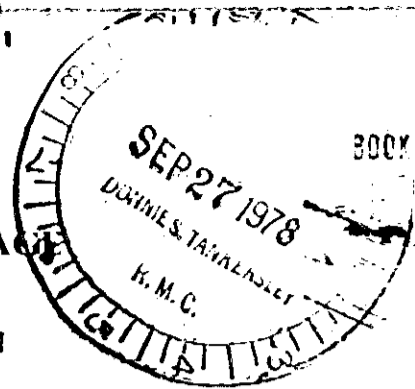


FEE SIMPLE

SECOND MORTGAGE



BOOK 1445 PAGE 576

THIS MORTGAGE, made this 21st day of September 19 78 by and between ROGER H. HEIN and JO ANN HEIN

(the "Mortgagor") and UNION HOME LOAN CORPORATION OF SOUTH CAROLINA, a body corporate (the "Mortgagee").

WHEREAS, the Mortgagor is justly indebted unto the Mortgagee in the sum of TEN THOUSAND EIGHT HUNDRED NINETY AND 50/100 Dollars (\$ 10,890.50 ), (the "Mortgage Debt"), for which amount the Mortgagor has signed and delivered a promissory note (the "Note") of even date herewith payable to the Mortgagee, or order, the final installment thereof being due on October, 15, 1985.

KNOW ALL MEN, that the said mortgagor in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said mortgagee, according to the condition of the said note, and also in consideration of the further sum ONE DOLLAR, to the said mortgagor in hand well and truly paid by the said mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presence do grant, bargain, sell and release unto the said mortgagee:

All that certain piece, parcel or lot of land situate, lying and being on the southwestern side of Hathaway Circle, in Paris Mountain Township, near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 103 as shown on a plat entitled "Stratford Forest", prepared by Piedmont Engineering Service, dated February 25, 1957, recorded in the R.M.C. Office for Greenville County, S. C. in Plat Book KK, at page 89 and having, according to said plat, the following mets and bounds, to wit: BEGINNING at an iron pin on the southwestern side of Hathaway Circle, at the joint front corner of Lots No. 103 and 104 and running thence; with the line of Lot No. 104, S. 71-00 W. 327.5 feet to an iron pin; thence N. 9-55 W. 192.5 feet to an iron pin at the joint rear corner of Lots No. 103 and 102; thence with the line of Lot No. 102, N. 75-47 E. 300.5 feet to an iron pin on the southwesterly side of Hathaway Circle; thence with the southwesterly side of Hathaway Circle, S. 18-55 E. 160.0 feet to the point of beginning.

This is the same property heretofore conveyed to the Mortgagors herein by deed of S. C. Grine and Patricia Grine recorded April 11, 1975 in Deed Book 1016, at page 710 in the R.M.C. Office for Greenville County, South Carolina.



TOGETHER with the improvements thereon and the rights and appurtenances thereto belonging or appertaining. The land and improvements are hereinafter referred to as the "property".

SUBJECT to a prior mortgage dated 8-26-76 , and recorded in the Office of the Register of Mesne Conveyance (Clerk of Court) of Greenville County in Mortgage Book 1376 , page 276

TO HAVE AND TO HOLD all and singular the said premises unto the said mortgagee, its successors and assigns forever, and the mortgagor hereby binds himself, his successors, heirs, executors, administrators and assigns to warrant and forever defend all and singular the said premises unto the said mortgagee, its successors and assigns, from and against himself, his successors, heirs, executors, administrators and assigns, and all other persons whomsoever lawfully claiming or to claim the same or any part thereof.

PROVIDED, that the Mortgagor shall well and truly pay or cause to be paid the Mortgage Debt hereby secured when and as the same shall become due and payable according to the tenor of the said Note and shall perform all the covenants herein on the Mortgagor's part to be performed, then this Mortgage shall be void.

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