

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

RECORDED
GREENVILLE CO. S.C.
JAN 4 3 00 PM '78
DENNIS S. TAYLOR
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

THIS MORTGAGE, made this 29th day of December 19 78, by Richard James Gardner and Marie Elliott Gardner hereinafter called the Mortgagor, in the State aforesaid, Witnesseth:

WHEREAS, the said Mortgagor is truly indebted unto UNITED VIRGINIA MORTGAGE CORPORATION, Richmond, Virginia, hereinafter called the Mortgagee, in the sum of Seven Thousand Nine Hundred and No/100--- (\$ 7,900.00) Dollars, as evidenced by a promisory note of even date herewith, payable to the order of the Mortgagee in 120 consecutive monthly instalments of One Hundred Fifteen and 64/100----- (\$ 115.64) Dollars each, the first instalment being due February 15, 19 79, and the remaining instalments are due on the 15th day of each month thereafter.

NOW, KNOW ALL MEN BY THESE PRESENTS that the said Mortgagor in consideration of the said debts and sums of money aforesaid and for the better securing of the payment thereof, and also to secure the payment of any other sums advanced to said Mortgagor under the terms and provisions of this Mortgage as hereinafter set forth, to the said Mortgagee according to the condition of said note, and also in consideration of the further sum of Three Dollars 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 of which is hereby acknowledged, have granted, bargained, sold and released and by these presents do grant, bargain, sell and release unto the said Mortgagee, its successors and assigns, the following described property:

ALL that piece, parcel or lot of land, in Chick Springs Township, Greenville County, State of South Carolina, on the West side of Artillery Road, near Paris, being shown as Lot No. 13 on Plat of Property of Robert J. Edwards, made by Dalton & Neves, Engineers, in June, 1939, and having according to said Plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the West side of Artillery Road, corner of Lot No. 1 and running thence with the line of said lot, S. 59-30 W. 300 feet to a stake in line of other property of Robert J. Edwards; thence with the line of said property, S. 30-30 E. 100 feet to a stake; thence continuing with the line of other property of Robert J. Edwards, N. 59-30 E. 300 feet to a stake on Artillery Road; thence with the Western side of Artillery Road, N. 30-30 W. 100 feet to the Beginning corner.

This is the same property conveyed to the Mortgagors herein by deed of E. Greene dated August 27, 1974, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 1005, at Page 667.

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STATE OF SOUTH CAROLINA
RECORDS & DEEDS
GREENVILLE COUNTY
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TOGETHER with all the easements, ways, rights, privileges and appurtenances to the same belonging, including, but not limited to, all and singular the improvements and buildings now or hereafter attached to or used in connection with the above described real estate, all of which shall be deemed realty and conveyed by this mortgage and all of the income, rents and profits which may arise or be had from any portion or all of said property.

TO HAVE AND TO HOLD the property above described, together with all and singular the rights, privileges, tenements, appurtenances and improvements unto the said Mortgagee, its successors or assigns forever.

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