

STATE OF SOUTH CAROLINA)
 COUNTY OF GREENVILLE)

FILED
 GREENVILLE CO. S. C.
 FEB 21 4 45 PM '79
 DONNE S. TAYLOR
 REC.

1457 935

TO ALL WHOM THESE PRESENTS MAY CONCERN:

THIS MORTGAGE, made this 15th day of February, 1979, by Richard W. Keenan and Roxanne S. Keenan 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 Three Thousand Seven Hundred Thirty & No/100 (\$ 3,730.00) Dollars, as evidenced by a promissory note of even date herewith, payable to the order of the Mortgagee in 120 consecutive monthly instalments of Fifty-Four and 59/100 (\$ 54.59) Dollars each, the first instalment being due March 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 lot of land in the State of South Carolina, County of Greenville, in the City of Greer, being known and designated as Lot No. 14 on a plat of a subdivision for G. B. and A. B. Johnson, dated March 25, 1946, and recorded in Plat Book Q at Page 17 and being described as follows in accordance with a recent plat of property of Joyce C. Foster, prepared by Carolina Surveying Company, dated November 2, 1977:

BEGINNING at an iron pin on the northerly side of Hammond Avenue, said pin being located 360 feet east of the intersection of Hammond Avenue and Johnson Avenue, and running thence N. 1-32 E. 163.8 feet to an iron pin; thence, S. 89 E. 60 feet to an iron pin; thence, S. 1-32 W. 162 feet to an iron pin on the northerly side of Hammond Avenue; thence, with the northerly side of said avenue, S. 89-21 W. 60.05 feet to the point of beginning.

This is the same property conveyed to the Mortgagors herein by deed of Joyce C. Foster dated February 15, 1979, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 1097, at Page 219.

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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