

Piedmont East, Suite 109, 37 Villa Rd.
Greenville, S. C. 29615
STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

FILED
CO. S
PLEASE MAIL
3 56 PM '79
MORTGAGE OF REAL PROPERTY
BOOK 1481 PAGE 425
DORRIS TANKERSLEY
R.M.C.

THIS MORTGAGE made this 14th day of September, 19 79,
among Harold K. Wham and Marcia H. Wham (hereinafter referred to as Mortgagor) and FIRST
UNION MORTGAGE CORPORATION, a North Carolina Corporation (hereinafter referred to as Mortgagee):

WITNESSETH THAT, WHEREAS, Mortgagor is indebted to Mortgagee for money loaned for which
Mortgagor has executed and delivered to Mortgagee a Note of even date herewith in the principal sum of
Seven Thousand, Seven Hundred & no/100ths (\$ 7,700.00), the final payment of which
is due on September 15, 19 86, together with interest thereon as
provided in said Note, the complete provisions whereof are incorporated herein by reference;

AND WHEREAS, to induce the making of said loan, Mortgagor has agreed to secure said debt and interest
thereon (together with any future advances) and to secure the performance of the undertakings prescribed in the
Note and this Mortgage by the conveyance of the premises hereinafter described:

NOW, THEREFORE, in consideration of the aforesaid loan and the sum of Three Dollars (\$3.00) cash in
hand paid to Mortgagor, the receipt of which is hereby acknowledged, Mortgagor hereby grants, sells, conveys,
assigns and releases to Mortgagee, its successors and assigns, the following described premises located in
Greenville County, South Carolina:

ALL that lot of land is said State and County being shown and designated as
Lot No. 20 and a small portion of Lot No. 21 on plat of Greenfields Subdivi-
sion recorded in Plat Book XX at Page 103 of the RMC Office for Greenville
County, South Carolina and having according to said plat the following metes
and bounds, to-wit:

BEGINNING at an iron pin on the east side of Greenfield Court, joint front
corner of Lots Nos 18 and 20; thence with the joint line of said lots N.
72-10 E. 100 feet to an iron pin in the rear line of Lot 19; thence with
the rear line of said lot N. 43-58 W. 127.2 feet to an iron pin in the side line
of Lot No. 28; thence with the line of said lot S. 3-19 W. 16.5 feet to a
point in the rear line of Lot No. 21; thence with a new line through Lot
No. 21, S. 71-21 W. approximately 150.2 feet to an iron pin on the east side
of Greenfield Court; thence with the east side of said Court N. 17-50 W.
131.5 feet to the beginning corner.

THIS is the identical property conveyed to the Mortgagors by deed of H.
J. Martin and Joe O. Charping, recorded on July 15, 1976 in Deed Book 1039
at Page 628 in the RMC Office for Greenville County.

THIS mortgage is second and junior in lien to that certain mortgage held
by Fidelity Federal Savings and Loan, recorded on July 15, 1976 in Mortgage
Book 1372 at Page 783 in the original amount of \$24,450.00 in the RMC Office
for Greenville County.

Together with all and singular the rights, members, hereditaments and appurtenances to said premises
belonging or in anywise incident or appertaining. Including but not limited to all buildings, improvements,
fixtures, or appurtenances now or hereafter erected thereon, including all apparatus, equipment, fixtures, or
articles, whether in single units or centrally controlled, used to supply heat, gas, air conditioning, water, light,
power, refrigeration, ventilation or other services, and also together with any screens, window shades, storm
doors and windows, screen doors, awnings, stoves and water heaters (all of which are declared to be a part of
said real estate whether physically attached thereto or not).

TO HAVE AND TO HOLD the same with all privileges and appurtenances thereunto belonging to Mortgagee,
its successors and assigns, forever, for the purposes hereinafter set out and Mortgagor covenants with Mortgagee,
its successors and assigns, that Mortgagor is seized of, and has the right to convey, the premises in fee simple;
that the premises are free and clear of all encumbrances except for a prior Mortgage, if any; and that Mortgagor
will warrant and defend title to the premises against the lawful claims of all persons whomsoever.

MORTGAGOR COVENANTS with Mortgagee, its heirs, successors and assigns as follows:

1. NOTE PAYMENTS. Mortgagor shall make timely payments of principal and interest on the above
mentioned Note in the amounts, in the manner and at the place set forth therein. This Mortgage secures payment
of said Note according to its terms, which are incorporated herein by reference.

2. TAXES. Mortgagor shall pay all taxes, charges and assessments which may become a lien upon the
premises hereby conveyed before any penalty or interest accrues thereon and shall promptly deliver to
Mortgagee (at its request) official receipts evidencing payment thereof. In the event of the passage after the date
of this Mortgage of any law imposing a federal, state or local tax upon Mortgage or debts secured thereby, the
whole principal sum (together with interest) secured by this Mortgage shall, at the option of Mortgagee, its
successors and assigns, without notice become immediately due and payable.