

FILED
GREENVILLE CO. S. C.

Real Estate Mortgage

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

NOV 27 2 31 PM '79
DONNIE S. TANKERSLEY
R.M.C.

BOOK: 1489 PAGE 477

TO ALL WHOM THESE PRESENTS MAY CONCERN:

THIS MORTGAGE, made this 19th day of November, 1979, by Henry L. Polston
and Joanne E. Wilz 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 Six Thousand Seven Hundred Twenty-Five and No/100 (\$6,725.00) Dollars, as evidenced by a promissory note of even date herewith, payable to the order of the Mortgagee in 180 consecutive monthly instalments of Ninety-Four and 12/100----- (\$94.12) Dollars each, the first instalment being due December 15, 1979, 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 certain piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot #12, Sundown Circle, Peppertree Subdivision, Section #1, as shown on a plat dated February 17, 1972, recorded in Plat Book 4N, at Page 72, as revised by a plat recorded in Plat Book 4Y at Page 142, and having, according to said revised plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin located on the northern side of the right-of-way of the cul-de-sac at the end of Sundown Circle, a joint corner of Lots #11 and #12; thence N. 19-00 E. 140.0 feet to an iron pin; thence S. 46-47 E. 159.4 feet to an iron pin; thence S. 65-14 W. 133.7 feet to an iron pin; thence along said right-of-way, N. 8-36 W. 12.1 feet to a point; thence N. 58-58 W. 40.0 feet to the point of beginning.

This is the same property conveyed to the Mortgagors herein by deed of Daniel Pope Spencer dated November 27, 1979, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 1116, at Page 426.

COPIED NOV 27 79 1329

STATE OF SOUTH CAROLINA
RECORDS & DEEDS
DOCUMENTARY
NOV 27 1979
1329

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.

0477

4328 RV-2