

FILED
GREENVILLE CO. S. C.

BOOK 1498 PAGE 113

Real Estate Mortgage

MAR 17 11 49 AM '80

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE)

TO ALL WHOM THESE PRESENTS MAY CONCERN:

THIS MORTGAGE, made this 11th day of March, 1980, by Oscar G. Moreno
and Eugenia M. Moreno 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 TWENTY-TWO THOUSAND ONE HUNDRED SEVEN
and 39/100
(\$ 22,107.39) Dollars, as evidenced by a promissory note of even date herewith, payable to the order of the Mortgagee in 180 consecutive monthly instalments of THREE HUNDRED NINE and 41/100 - -
(\$ 309.41) Dollars each, the first instalment being due April 15, 1980, 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, situate, lying and being in the City of Mauldin, Greenville County, South Carolina, being shown and designated as Lot 81 on a Plat of FORRESTER WOODS, Section 7, recorded in the RMC Office for Greenville County in Plat Book 5-P, at Pages 21 and 22. Reference to said plat is made for a more complete description thereof.

This is the same property conveyed to the Mortgagors herein by deed of Arthur V. DeMaris and Mary P. DeMaris, dated March 11, 1980, to be recorded simultaneously herewith.

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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