

Suite 103, Piedmont Center
33 Villa Road
Greenville, SC 29607

RECORDED
MAY 17 3 05 PM '83
DONNIE S. WATKINS
R.M.C.

FEE SIMPLE

SECOND MORTGAGE

BOOK 1606 PAGE 362

THIS MORTGAGE, made this 17th day of May
1983, by and between Bharat H. Majmudar and Bharati B. Majmudar

(the "Mortgagor") and UNION HOME LOAN CORPORATION OF SOUTH CAROLINA, a body corporate (the "Mortgagee").

WHEREAS, the Mortgagor is justly indebted unto the Mortgagee in the sum of Twenty-one thousand two hundred fifty-five & ^{no/100ths} Dollars (\$ 21,255.00), (the "Mortgage Debt"), for which amount the Mortgagor has signed and delivered a promissory note (the "Note") of even date herewith payable to the Mortgagee, or order, the final installment thereof being due on June 15, 1993.

KNOW ALL MEN, that the said mortgagor in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said mortgagee, according to the condition of the said note, and also in consideration of the further sum ONE DOLLAR, 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 whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presence do grant, bargain, sell and release unto the said mortgagee:

ALL that certain piece, parcel or lot of land with all improvements thereon situate, lying and being on the western side of Harness Trail, in the County of Greenville, State of South Carolina, being known and designated as Lot No. 136 on plat of property of Bharat H. Majmudar and Bharati B. Majmudar recorded in the RMC Office for Greenville County in Plat Book 7-D, page 7. This is a portion of the property now known as Heritage Lakes, formerly known as Saddle Horse Farms, and having according to the most recent plat the following courses and distances, to wit:

BEGINNING at iron pin on northwestern side of Harness Trail at joint front corner of Lots 127 and 136 and running thence along common line of Lot 127 N 42-24-12 W, 140.62 feet to iron pin; thence N 04-53-25 E, 92.94 feet to iron pin; thence along line of Lot 135, S 85-25-32 E, 176.74 feet to iron pin on west side of Harness Trail; thence following curve of west side of Harness Trail S 55-44-42 W, 203.3 feet to the point of beginning

DERIVATION: Deed of Charles E. Stewart and Patricia R. Stewart recorded March 30, 1979 in Deed Book 1099 at page 544 in the Greenville County RMC Office.

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STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY STAMP TAX
MAY 17 83
08.52

TOGETHER with the improvements thereon and the rights and appurtenances thereto belonging or appertaining. The land and improvements are hereinafter referred to as the "property".

SUBJECT to a prior mortgage dated 3-30-79, and recorded in the Office of the Register of Mesne Conveyance (Clerk of Court) of Greenville County in Mortgage Book 1461, page 342 in favor of Fidelity Fed.

TO HAVE AND TO HOLD all and singular the said premises unto the said mortgagee, its successors and assigns forever, and the mortgagor hereby binds himself, his successors, heirs, executors, administrators and assigns to warrant and forever defend all and singular the said premises unto the said mortgagee, its successors and assigns, from and against himself; his successors, heirs, executors, administrators and assigns, and all other persons whomsoever lawfully claiming or to claim the same or any part thereof.

PROVIDED, that the Mortgagor shall well and truly pay or cause to be paid the Mortgage Debt hereby secured when and as the same shall become due and payable according to the tenor of the said Note and shall perform all the covenants therein on the Mortgagor's part to be performed, then this Mortgage shall be void.

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