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GREENVILLE  
OCT 17 9 57 AM 1983

**MORTGAGE**

THIS MORTGAGE is made this 14th day of October, 1983, between the Mortgagor, Larry Joe Standard and Evelyn Dianne Standard (herein "Borrower"), and the Mortgagee, Union Home Loan Corporation of South Carolina, a corporation organized and existing under the laws of the State of South Carolina whose address is Suite 205, Weaver Plaza, 1301 York Road, Lutherville, Maryland 21093 (herein "Lender").

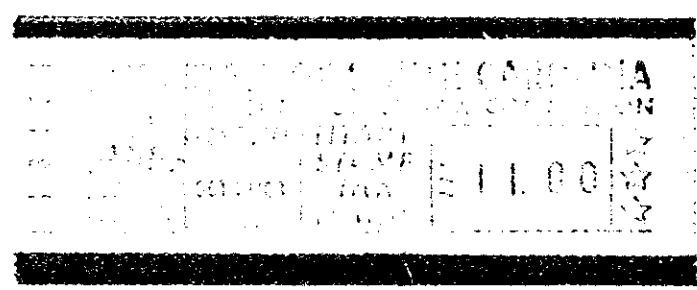
WHEREAS, Borrower is indebted to Lender in the principal sum of U.S. \$ 27,480.50 which indebtedness is evidenced by Borrower's note dated October 14, 1983 and extensions and renewals thereof (herein "Note"), providing for monthly installments of principal and interest, with the balance of indebtedness, if not sooner paid, due and payable on October 15, 1993;

TO SECURE to Lender the repayment of the indebtedness evidenced by the Note, with interest thereon; the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage; and the performance of the covenants and agreements of Borrower herein contained, Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in the County of Greenville, State of South Carolina:

ALL those pieces, parcels or lots of land situate, lying and being in Gantt Township, Greenville County, South Carolina, being known and designated as Lots Nos. 4 and 5 of the property of Mrs. C. C. Good, and according to plat made by Dalton and Neves, May, 1937, recorded in the RMC Office for Greenville County, South Carolina in Plat Book "J", at page 125, having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of U. S. Highway No. 29, joint front corner of Lots Nos. 3 and 4 and running thence with the line of said lots N. 89-45 W. 215 feet to an iron pin on the right-of-way of the C & G Division of the Southern Railway; thence with said right-of-way S. 19-25 E. 212.4 feet; thence still with said right-of-way S. 8-28 E. 285.4 feet; thence N. 67-38 E. 109 feet to an iron pin on said Highway; thence with the western side of said Highway N. 0-15 E. 440 feet to the point of beginning.

This is the same lot of land conveyed unto the Mortgagors herein by Deed of C. V. Hannon, dated March 23, 1972 and recorded March 23, 1972 in the RMC Office for Greenville County in Deed Book 939, at page 92.



which has the address of Route 6, Box 6, Piedmont, SC 29673 (Street) (City) South Carolina (herein "Property Address"); (Zip Code)

TO HAVE AND TO HOLD unto Lender and Lender's successors and assigns, forever, together with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances and rents, all of which shall be deemed to be and remain a part of the property covered by this Mortgage; and all of the foregoing, together with said property (or the leasehold estate if this Mortgage is on a leasehold) are hereinafter referred to as the "Property."

Borrower covenants that Borrower is lawfully seised of the estate hereby conveyed and has the right to mortgage, grant and convey the Property, and that the Property is unencumbered, except for encumbrances of record. Borrower covenants that Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to encumbrances of record.

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

1. **Payment of Principal and Interest.** Borrower shall promptly pay when due the principal and interest indebtedness evidenced by the Note and late charges as provided in the Note.
2. **Funds for Taxes and Insurance.** Subject to applicable law or a written waiver by Lender, Borrower shall pay to Lender on the day monthly payments of principal and interest are payable under the Note, until the Note is paid in full, a sum (herein "Funds") equal to one-twelfth of the yearly taxes and assessments (including condominium and

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