

FILED  
MAR 13 1984  
Fidelity

**MORTGAGE**

960860L 1001 PAGE 834

THIS MORTGAGE is made this 6th day of March 1984 between the Mortgagor, Richard Antone (herein "Borrower"), and the Mortgagee, Uni Mortgage Corporation of SC, a corporation organized and existing under the laws of State of South Carolina whose address is Piedmont East Building Suite 500A 37 Villa Road Greenville, South Carolina 29615 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of U.S. \$ 15,000.00 which indebtedness is evidenced by Borrower's note dated March 6, 1984 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 March 15, 1996;

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 that piece, parcel or lot of land located in the State of South Carolina, County of Greenville, being known as Lot 121 on a plat of map of Riverdale recorded in the RMC Office for Greenville County in Plat Book KK at page 107 and having according to said plat the following metes and bounds to-wit:

Beginning at an iron pin located on the South side of Riverview Drive, joint front corner of Lots 120 and 121, N. 80-51 E. 110 feet to an iron pin; thence S. 9-09 E. 232.9 feet to an iron pin; thence S. 84-0 W. 39.4 feet to an iron pin; thence N. 81-30 W. 75 feet to an iron pin; thence N. 9-0 W. 207.1 feet to the point of beginning.

DERIVATION: Being the same property conveyed to the Mortgagor by deed of James A. Trammell, Inc., recorded April 28, 1972 in Deed Book 942, Page 161.

STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY  
MARCH 84  
STAMP TAX  
\$ 06.00  
FB 11518

which has the address of Route 11 Riverview Drive Greenville South Carolina 29611 (herein "Property Address");

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

SOUTH CAROLINA - HOME IMPROVEMENT - 1-80-FNMA-FHLMC UNIFORM INSTRUMENT

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