

ADDRESS OF MORTGAGEE:  
Suite 205, Heaver Plaza  
1301 York Road  
Lutherville, MD 21093

**MORTGAGE**

R.M.C. OFFICE  
GREENVILLE, S.C.  
APR 23 1984

THIS MORTGAGE is made this 23rd day of April 1984 between the Mortgagor, Cecil Keith Cox and Kathy C. Cox of South Carolina (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, Heaver Plaza, 1301 York Road Lutherville, Maryland 21093 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of U.S. \$ 7,030.00 which indebtedness is evidenced by Borrower's note dated April 23, 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 May 15, 1994;

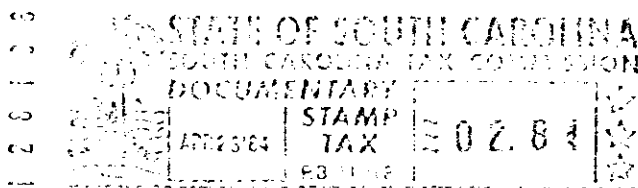
TO SECURE to Lender the repayment of the indebtedness evidenced by the Note, with interest thereon; the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage; and the performance of the covenants and agreements of Borrower herein contained, 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 certain piece, parcel or lot of land, with all improvements thereon, in Greenville County, State of South Carolina, in the town of Simpsonville being known and designated as Lot 26 in plat of a Map of Hunters Acres, as shown by plat thereof recorded in the RMC Office for Greenville County in Plat Book "BB" at Page 51, and also plat of Property of Cecil K. Cox and Kathy C. Cox prepared by Carolina Engineering and Surveying Company dated 4/8/64.

According to said plat, said lot fronts 80 feet on the southeast side of Pine Lane and has a depth of 278.6 feet on one side; a depth of 280.5 feet on the other side and being 455 feet across the rear.

This being the identical property conveyed to the Mortgagors herein by deed of Wilton Ernest Lawrence and Geneva D. Lawrence dated April 30, 1969 and recorded April 30, 1969 in the RMC Office for Greenville County in Deed Book 867 at Page 100.

This mortgage being junior in rank to that mortgage to C. Douglas Wilson in the original amount of \$13,600.00 dated 4/30/69 and recorded 4/30/69 in the RMC Office for Greenville County in Mortgage Book 1124 at Page 279 and assigned to Metropolitan Life Ins. Co. on 7/30/71 and recorded in the RMC Office for Greenville County in Mortgage Book 1206 at Page 41.



which has the address of 105 Pine Lane Simpsonville South Carolina 29681 (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

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