

FILED
GREENVILLE
SEP 21 1984
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S. TANKERS
R.M.C.

THIS MORTGAGE is made this 21st day of September 1984 between the Mortgagor, Clyde E. Mason and Roberta Mason (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. \$ 10,377.50 which indebtedness is evidenced by Borrower's note dated September 21, 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 October 15, 1994

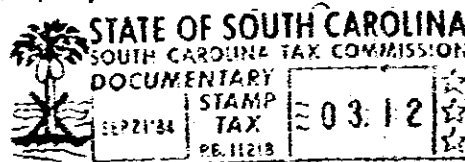
TO SECURE to Lender the repayment of the indebtedness evidenced by the Note, with interest thereon; the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage; and the performance of the covenants and agreements of Borrower herein contained, 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 piece, parcel or lot of land, containing 5.0 acres, with all improvements thereon, situate, lying and being on the southern side of Old Augusta Road in the County of Greenville, State of South Carolina, being shown and designated on Plat of Thelma W. Dean, dated November 1, 1983, prepared by Carolina Surveying Company, recorded in Plat Book 10-D at Page 97 and being described more particularly according to said plat to-wit:

Beginning at an old nail and cap in the center of Old Augusta Road at the joint corner of the within described property and property now or formerly belonging to F. Scott Davenport, SR. and running thence along the common line of said property S. 44-15 W. 543.3 feet to an iron pin; thence N. 33-53 W. 292.1 feet to an iron pin in the line of property now or formerly belonging to Sybil C. Wells, et.al.; thence along the common line of said property N. 19-20 E. 605 feet to a nail and cap in the center of Old Augusta Road, which nail and cap is 427 feet more or less from the intersection of said Road and Holliday Bridge Road a/k/a Oak Hill Road; thence along the center line of Old Augusta Road S. 38-15 E. 544.8 feet to an old nail and cap, the point of beginning.

This is the same property conveyed to the Grantors herein by the Deed of Thelma W. Dean, said Deed being recorded in the RMC Office for Greenville County in Deed Book 1200 at Page 324, recorded on November 11, 1983.

This is a second mortgage, junior to that given to Thelma W. Dean, said mortgage being recorded in the RMC Office for Greenville County in Mortgage Book 1634 at Page 965, in the original amount of \$14,000.00.



Rt 3 Box 177 which has the address of [Street] [City] South Carolina 29627 (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