

37 Villa Road, Greenville, SC 29615

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

FILED MORTGAGE OF REAL PROPERTY  
GREENVILLE, S.C. BOOK 74 PAGE 806

1527 PAGE 591

THIS MORTGAGE made this 12th day of December, 1980, among Thomas Baldwin and Erna Baldwin (hereinafter referred to as Mortgagor) and FIRST UNION MORTGAGE CORPORATION, a North Carolina Corporation (hereinafter referred to as Mortgagee):

WITNESSETH THAT, WHEREAS, Mortgagor is indebted to Mortgagee for money loaned for which Mortgagor has executed and delivered to Mortgagee a Note of even date herewith in the principal sum of Eleven Thousand and No/100 (\$ 11,000.00), the final payment of which is due on January 15, 1991, together with interest thereon as provided in said Note, the complete provisions whereof are incorporated herein by reference;

AND WHEREAS, to induce the making of said loan, Mortgagor has agreed to secure said debt and interest thereon (together with any future advances) and to secure the performance of the undertakings prescribed in the Note and this Mortgage by the conveyance of the premises hereinafter described:

NOW, THEREFORE, in consideration of the aforesaid loan and the sum of Three Dollars (\$3.00) cash in hand paid to Mortgagor, the receipt of which is hereby acknowledged, Mortgagor hereby grants, sells, conveys, assigns and releases to Mortgagee, its successors and assigns, the following described premises located in Greenville County, South Carolina:

All that piece, parcel or lot of land with all buildings and improvements thereon, situate, lying and being on the northwestern corner of the intersection of Kemore Drive and Saville Court in the County of Greenville, State of South Carolina being known and designated as Lot No. 240 on a plat of ROCKVALE, Section 2, Made by J. Mac Richardson, Surveyor, dated July, 1959 and recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book QQ at Page 109, reference to said plat is hereby craved for the metes and bounds thereof.

This being the same property conveyed to the mortgagors herein by deed of Jeffrey L. Todd dated October 19, 1973 and recorded in the R.M.C. Office for Greenville County, South Carolina, on October 22, 1973 in Deed Volume 936 at Page 521.

This mortgage is second and junior in lien to that mortgage given in favor of Cameron Brown Company recorded in the R.M.C. Office for Greenville County, South Carolina in Mortgage Book 1203 at Page 496 in the original amount of \$16,600.00 dated August 20, 1971.

JUN 25 1981

35725

FULLY PAID AND FULLY SATISFIED  
FIRST UNION MORTGAGE CORPORATION  
5-26-81

By: Ann E. Myers  
Vice President  
WITNESS: [Signature]

[Signature]

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Together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in anywise incident or appertaining. Including but not limited to all buildings, improvements, fixtures, or appurtenances now or hereafter erected thereon, including all apparatus, equipment, fixtures, or articles, whether in single units or centrally controlled, used to supply heat, gas, air conditioning, water, light, power, refrigeration, ventilation or other services, and also together with any screens, window shades, storm doors and windows, screen doors, awnings, stoves and water heaters (all of which are declared to be a part of said real estate whether physically attached thereto or not).

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