

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

RECORDED
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RMC OFFICE
GREENVILLE

BOOK 1529 PAGE 356

TO ALL WHOM THESE PRESENTS MAY CONCERN:

THIS MORTGAGE, made this 30th day of December, 1980, by Monty D. February
and Gerda E. February hereinafter called the Mortgagor, in the State aforesaid, Witnesseth:

WHEREAS, the said Mortgagor is truly indebted unto UNITED VIRGINIA MORTGAGE CORPORATION, Richmond,
Virginia, hereinafter called the Mortgagee, in the sum of Sixteen Thousand Six Hundred Twenty-Five
and No/100
(\$ 16,625.00 Dollars, as evidenced by a promissory note of even date herewith, payable to the order of the Mortgagee in
120 consecutive monthly instalments of Two Hundred Sixty-Three and 15/100
(\$ 263.15) Dollars each, the first instalment being due February 15, 1981, and the remaining instalments
are due on the 15th day of each month thereafter.

NOW, KNOW ALL MEN BY THESE PRESENTS that the said Mortgagor in consideration of the said debts and sums of
money aforesaid and for the better securing of the payment thereof, and also to secure the payment of any other sums advanced to
said Mortgagor under the terms and provisions of this Mortgage as hereinafter set forth, to the said Mortgagee according to the
condition of said note, and also in consideration of the further sum of Three Dollars to the said Mortgagor in hand well and truly
paid by the said Mortgagee, at and before the sealing and delivery of these presents, the receipt of which is hereby acknowledged,
have granted, bargained, sold and released and by these presents do grant, bargain, sell and release unto the said Mortgagee, its
successors and assigns, the following described property:

ALL that piece, parcel or lot of land in the County of Greenville, State of
South Carolina, in Chick Springs Township, situate, lying and being on the
eastern side of Elizabeth Drive and being known and designated as Lot No. 315
on a plat of CHEROKEE FOREST Subdivision, recorded in the RMC Office for
Greenville County, S. C. in Plat Book EE, at Pages 78 and 79, and having,
according to a recent survey prepared by R. W. Dalton, the following metes
and bounds, to-wit:

BEGINNING at a stake on the eastern side of Elizabeth Drive, 242.4 feet north
from Edwards Road at the corner of Lot 317 and running thence with the eastern
side of Elizabeth Drive, N. 33-30 W. 100 feet to a stake at the corner of Lot
314; thence with line of said Lot, N. 56-30 E. 195 feet to a stake; thence
S. 33-30 E. 100 feet to a stake at the corner of Lot 316; thence with the line
of Lots 316 and 317, S. 56-30 W. 195 feet to the beginning corner.

ALSO: ALL of that strip of land in the County of Greenville, State of South
Carolina, being a portion of Lot 317 on a plat of CHEROKEE FOREST Subdivision
recorded in the RMC Office for Greenville County, S. C. in Plat Book EE, at
Page 78, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of Elizabeth Drive at the
joint corner of Lots 315 and 317; running thence along said line, N. 56-30 E.
95 feet to an iron pin; thence along the line of Lot 316, S. 33-30 E. 2 feet
to an iron pin; thence S. 56-30 W. 95 feet to an iron pin on Elizabeth Drive;
thence with said Drive, N. 33-30 W. 2 feet to the point of beginning.

This is the same property conveyed to the Mortgagors herein by deed of
Guilford McKinley Burdick, Jr., dated August 1, 1977, and recorded in the
RMC Office for Greenville County, S. C. in Deed Book 1061, at Page 613.

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TOGETHER with all the easements, ways, rights, privileges and appurtenances to the same belonging, including, but not
limited to, all and singular the improvements and buildings now or hereafter attached to or used in connection with the above
described real estate, all of which shall be deemed realty and conveyed by this mortgage and all of the income, rents and profits
which may arise or be had from any portion or all of said property.

TO HAVE AND TO HOLD the property above described, together with all and singular the rights, privileges, tenements,
appurtenances and improvements unto the said Mortgagee, its successors or assigns forever.

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