

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

Robert ... Drive, P.A.

PO Box 1785  
Greenville, S.C. 29602

**MORTGAGE**

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THIS MORTGAGE is made this 25th day of May, 1984, between the Mortgagor, Walter C. Teachman and Michele Y. Teachman (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").

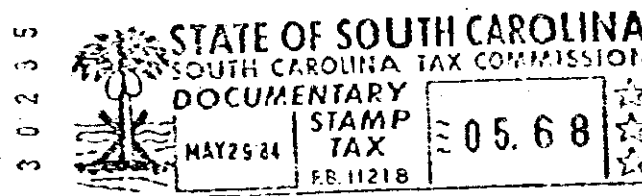
WHEREAS, Borrower is indebted to Lender in the principal sum of U.S. \$ 14,132.50 which indebtedness is evidenced by Borrower's note dated May 25, 1984 and extensions and renewals thereof (herein "Note"), providing for monthly installments of principal and interest, with the balance of indebtedness, if not sooner paid, due and payable on June 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 these pieces, parcels or lots of land situate, lying and being on the southern side of Overbrook Road in the City of Greenville, County of Greenville, State of South Carolina and known and designated as Lot No. 10 and an adjoining portion of Lot No. 11 on plat of a subdivision of Tract No. 1: Overbrook Land Company which plat is recorded in the R.M.C. Office for Greenville County in Plat Book J at Page 81 and also shown as the property of Charles G. and Carrie J. Barker by plat recorded in the R.M.C. Office in Plat Book VV at Page 17; said lots having such metes and bounds as shown on said letter plat.

This being the identical property conveyed to the Mortgagors herein by deed of Benjamin L. Huckaby dated May 25, 1984 and recorded May 29, 1984 in the R.M.C. Office for Greenville County in Deed Book 1213 at Page 537.

This mortgage is junior in rank to the mortgage given to C. Douglas Wilson Co. in the original amount of \$11,550.00 dated September 29, 1967 and recorded October 2, 1967 in the RMC Office for Greenville County in Mortgage Book 1071 at Page 55 and assigned to Metropolitan Life Ins. Company on September 29, 1967 and recorded October 2, 1967; said mortgage is now assigned to MetFirst Financial Company.



which has the address of 504 Overbrook Drive Greenville  
[Street] [City]  
South Carolina 29609 (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

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