

18-989

Mortgagee's Address:
Suite 103, Piedmont Cntr.
33 Villa Rd.
Greenville, SC 29607

FEE SIMPLE 2)

GREENVILLE CO. S.C.

SECOND MORTGAGE

THIS MORTGAGE, made this 6th day of October
1978, by and between JOHN H. PARKER and SUSAN C. PARKER

BOOK 1446 PAGE 529

BOOK 1451 PAGE 520

(the "Mortgagor") and UNION HOME LOAN CORPORATION OF SOUTH CAROLINA, a body corporate (the "Mortgagee"),

WHEREAS, the Mortgagor is justly indebted unto the Mortgagee in the sum of TWELVE THOUSAND ONE HUNDRED FIFTY-SEVEN & 50/100 Dollars (\$ 12,157.50), (the "Mortgage Debt"), for which amount the

Mortgagor has signed and delivered a promissory note (the "Note") of even date herewith payable to the Mortgagee, or order, the final installment thereof being due on Oct. 15, 1988 JHP YSCP.

KNOW ALL MEN, that the said mortgagor in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said mortgagee, according to the condition of the said note, and also in consideration of the further sum ONE DOLLAR, 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 whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presence do grant, bargain, sell and release unto the said mortgagee:

ALL that piece, parcel or lot of land situate, lying and being in Greenville County, South Carolina being shown as Lot 13 on map of Sleepy Hollow, and according to said map, having the following metes and bounds, to-wit:

BEGINNING at a point on the south side of Fairview Drive at the joint corner of Lots 13 and 14 and running thence with the line of said lots S 3-20 W 239.8 feet; thence S 22-54 W 212 feet; thence N 86-40 W 263.2 feet; thence N 6-24 E 419.5 feet to point on turnaround; thence with curve of turnaround (the chord of which is S 78-21 E) 61 feet; thence continuing with said curve (the chord of which is N 59-43 E) 70.3 feet; thence with Fairview Drive N 88-27 E 94.2 feet; thence continuing with Fairview Drive S 76-23 E 100 feet to the point of beginning.

LESS, HOWEVER, a strip of land crossing the southwestern portion of the above described property being shown on plat recorded in Plat Book UUU at pages 2 and 3 in the RMC Office for Greenville County, said property having been previously conveyed to James G. Foody and Mary L. Foody by deed recorded on September 8, 1978 in Deed Book 1086 at page 972 in the RMC Office for Greenville County.

This is the major portion of the property conveyed to the mortgagors by deed of James P. Taylor, et al recorded on January 11, 1978 in Deed Book 1071 at page 740 in the RMC Office for Greenville County.

TOGETHER with the improvements thereon and the rights and appurtenances thereto belonging or appertaining. The said land and improvements are hereinafter referred to as the "property".

SUBJECT to a prior mortgage dated Apr. 17, 1978 and recorded in the Office of the Register of Mesne Conveyance (Clerk of Court) of Greenville County in Mortgage Book 1429, page 200 on April 18, 1978.

TO HAVE AND TO HOLD all and singular the said premises unto the said mortgagee, its successors and assigns forever, and the mortgagor hereby binds himself, his successors, heirs, executors, administrators and assigns to warrant and forever defend all and singular the said premises unto the said mortgagee, its successors and assigns, from and against himself, his successors, heirs, executors, administrators and assigns, and all other persons whomsoever lawfully claiming or to claim the same or any part thereof.

PROVIDED, that the Mortgagor shall well and truly pay or cause to be paid the Mortgage Debt hereby secured when the same shall become due and payable according to the tenor of the said Note and shall perform all the covenants and conditions on the Mortgagor's part to be performed, then this Mortgage shall be void.

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