

FILED  
DEC 2 1983  
Debbie S. Tankersley

**MORTGAGE**

VOL 1638 PAGE 242  
96048

THIS MORTGAGE is made this ... 18th ... day of ... November ...  
19.83 ... between the Mortgagor, ... Karla S. Tumblin ...  
... (herein "Borrower"), and the Mortgagee, ...  
... Uniform Mortgage Corporation of SC ... a corporation organized and  
existing under the laws of ... State of South Carolina ...  
whose address is ... Piedmont East Building Suite 500A 37 Villa Road ...  
... Greenville, South Carolina 29615 ... (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of U.S. \$ ... 16,200.00 ...  
which indebtedness is evidenced by Borrower's note dated ... November 18, 1983 ... 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 ... December 1, 1995 ...

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 certain piece, parcel or lot of land located in the County of Greenville, State  
of South Carolina, and being known and designated as Lot No. 1 on a plat entitled  
"Fowler Fields, Section No. 1" by C. O. Riddle Surveying, said plat being recorded in  
the R.M.C. Office for Greenville County in Plat Book 4F at Page 56 and having, according  
to said plat, the following metes and bounds, to-wit:

BEGINNING at a point at the front joint corner of Lots 1 and 2 and running thence with  
the southern edge of Wren Way S. 56-19 E. 160 feet to a point at the intersection of  
Highway No. 14 and Wren Way; thence with the intersection of Highway No. 14 and Wren  
Way ( the chord of which is S. 11-19 E. 28.3 feet to a point on the western edge of  
Highway No. 14; thence with the western edge of Highway No. 14 S. 33-41 W. 136.9 feet  
to a point; thence N. 65-36 W. 182.4 feet to a point at the joint rear corner of  
Lots 1 and 2; thence with the line of Lot 2 N. 33-41 E. 186.5 feet to an iron pin on  
the southern edge of Wren Way, the point of beginning.

DERIVATION: Being the same property conveyed to the Mortgagor by deed of  
Georgia W. Fowler recorded January 16, 1980 in Deed Book 1119,  
Page 15.

which has the address of ... Route 6 Highway 14 ... Simpsonville  
[Sheet] [City]  
South Carolina ... 29681 ... therein "Property Address";  
[No Code]

TO HAVE AND TO HOLD unto Lender and Lender's successors and assigns, forever, together with all the im-  
provements 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 seized 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 in-  
debtedness 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

1638-242

1638-242