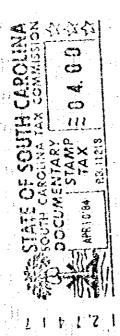
and the second second of the second s			وه و ها د درون و المعالم من عنو ما دو مي	لليلغ شاليقاء اليقار والماليان والميار الأنا والمال والأراز وحماره أأأرار	والمراجعة والمنافقة	医医皮肤 医克拉氏性 医克拉氏性皮肤炎 医多少
FIRST UNION MORTGAGE CO			CHARLOTTE,	NORTH CAROLINA	28288	
STATE OF SOUTH CAROLIN	IA)				voi 1506	ese 720 -
COUNTY OF GREENVILLE)			MORTG	AGE OF REAL P	ROPERTY
THE NOTE SECURED BY TH						
THIS MORTGAGE made	this	9th	day of	April	, 1	9_84
among Pamela K. Shenbunion MORTGAGE CORPO	erger RATION, a i		(he	ereinafter referred to (hereinafter referre	o as Mortgagor) d to as Mortgag	and FIRST ee):
WITNESSETH THAT, WH executed and delivered to Mo						
Dollars (\$ 10,000.00), with inte	rest thereor	n, providing for	monthly installmen	its of principal a	nd interest
beginning on the	15th		day of_	May	, 19	84and
continuing on the	15th c	lay of each	month thereaft	er until the principal	and interest are	fully paid;
AND WHEREAS, to induc	~			~		

NOW, THEREFORE, in consideration of the aforesaid loand 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:

Mortgage by the conveyance of the premises hereinafter described:

ALL that piece, parcel or lot of land, situate, lying and being on the northern side of Oakwood Avenue, in the County of Greenville, State of South Carolina, being shown and designated as Lot No. 23 on plat of OAKWOOD ACRES, dated September 1959, prepared by J. Mac Richardson, R. L. S. recorded in Plat Book MM at Page 135 in the R. M. C. Office for Greenville County, South Carolina and having according to said plat the following metes and bounds, to wit:



BEGINNING at an iron pin on the northern side of Oakwood Avenue, at the joint front corner of Lots 23 and 24 and running thence along the common line of said lots, N. 22-55 W. 175 feet to an iron pin at the joint rear corner of said lots; thence N. 67-05 E. 90 feet to an iron pin at the joint rear corner of Lots 22 and 23; thence along the common line of said lots, S. 22-55 E. 175 feet to an iron pin at the joint front corner of said lots on the northern side of Oakwood Avenue; thence along said Avenue, S. 67-05 W. 90 feet to an iron pin, the point of beginning.

This being the same property conveyed to Pamela K. Shenberger and John C. Shenberger by deed of Russell E. Ballentine dated February 19, 1978 and recorded in the R. M. C. Office for Greenville County, South Carolina in Deed Book 1074 at Page 69 on February 22, 1978.

The said John C. Shenberger conveyed to the mortgagor his one-half (½) interest in and to the subject property herein by deed dated January 11, 1983 and recorded in the R. M. C. Office for Greenville County, South Carolina in Deed Volume 1180 at Page 739 on January 12, 1983.

This mortgage is second and junior to that of Collateral Investment Company dated February 19, 1978 and recorded in the R. M. C. Office for Greenville County, South Carolina in Mortgage Volume 1423 at Page 983 on March 22, 1978, said mortgage being in the original amount of

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, improvments, 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 heater (all of which are declared to be a part of said real estate whether physically attached thereto or not).

TO HAVE AND TO HOLD the same with all privileges and appurtenances thereunto belonging to Mortgagee, its successors and assigns, forever, for the purposes hereinafter set out and Mortgagor covenants with Mortgagee, its successors and assigns, that Mortgagor is seized of, and has the right to convey, the premises in fee simple; that the premises are free and clear of all encumbrances except for a prior mortgage, if any; and that Mortgagor will warrant and defend title to the premises against the lawful claims of all persons whomsoever.

MORTGAGOR COVENANTS with Mortgagee, its heirs, successors and assigns as follows:

- 1. NOTE PAYMENTS. Mortgagor shall make timely payments of principal and interest on the above-mentioned Note and all payments required by any note(s) secured by lien(s) having priority over Mortgagee's within described lien or by any prior mortgage(s) in the amounts, in the manner and at the places set forth therein. This Mortgage secures payment of said Note according to its terms, which are incorporated herein by reference.
- 2. TAXES. Mortgagor will pay all taxes, assessments, water and sewer charges, and other governmental or municipal charges, fines, or impositions, for which provision has not been made hereinbefore, and will promptly deliver the official receipts thereof to the Mortgagee upon demand; and in default thereof the Mortgagee may pay the same and add the amount of such payment(s) to the principal indebtadness due Mortgagee, and the same shall be repaid by Mortgagor with interest at the then prevailing note rate upon demand.

[4328-KV-Z]

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