

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

MORTGAGE

PLAT 1300 125
P.O. Box 1835
Greenville, S.C. 29602

THIS MORTGAGE is made this 30th day of April 1984, between the Mortgagor, Benny C. Cagle and Shirley C. Cagle (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. \$ 26,962.50 which indebtedness is evidenced by Borrower's note dated April 30, 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 May 15, 1994;

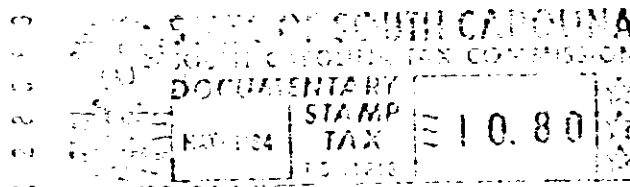
TO SECURE to Lender the repayment of the indebtedness evidenced by the Note, with interest thereon; the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage; and the performance of the covenants and agreements of Borrower herein contained, 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 that piece, parcel or lot of land lying and being and situate on the northeastern side of Chateau Drive, in the County of Greenville, State of South Carolina, and shown and designated as Lot No. 126 on Plat entitled Merrifield Park, Section I, prepared by C. O. Riddle, in October 1967 and recorded in the RMC Office for Greenville County in Plat Book 000 at Page 177, and having according to said plat, the following metes and bounds, to with:

BEGINNING at an iron pin on the northeastern side of Chateau Drive at the joint front corner of Lots 126 and 127 and thence running with the common line of said lots, N. 44-24 E. 182.5 feet; thence S. 76-55 E. 50 feet to joint rear corner of Lots 125 and 126; thence with the common line of said Lots, S. 12-38 W. 196.1 feet to an iron pin on the northeastern side of Chateau Drive; thence running with said Drive, N. 76-51 W. 60 feet; thence continuing with said Drive, N. 56-01 W. 60 feet to an iron pin; thence N. 45-36 W. 35.8 feet to the point of beginning.

This being the identical property conveyed to the Mortgagors herein by deed of Betty L. R. Kemp dated September 23, 1982 and recorded September 23, 1982 in the RMC Office for Greenville County in Deed Book 1174 at Page 434.

This mortgage is junior in rank to the mortgage given to Cameron Brown Company in the original amount of \$34,000.00 in the RMC Office for Greenville County in Mortgage Book 1251 at Page 285. This was assigned to Federal National Mortgage Association on January 3, 1973 in Book 1263 at Page 502. This was assigned to Cameron Brown Company on February 2, 1973 in Book 1275 at Page 413 and then assigned to Security Federal Savings and Loan Association of St. Petersburg on March 1, 1973 in Book 1275 at Page 414.



which has the address of 209 Chateau Drive Greenville South Carolina 29615 (herein "Property Address");

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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