

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

FILED
GREENVILLE CO. S. C. 825710

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DOMINIE S. TANKERSLEY
R.H.C.

MORTGAGE OF REAL PROPERTY

BOOK 76 PAGE 1440

THIS MORTGAGE made this 5th day of March, 1979,
among Doyce R. Elgin & Barbara R. Elgin (hereinafter referred to as Mortgagor) and FIRST UNION MORTGAGE CORPORATION, a North Carolina Corporation (hereinafter referred to as Mortgagee):

WITNESSETH THAT, WHEREAS, Mortgagor is indebted to Mortgagee for money loaned for which Mortgagor has executed and delivered to Mortgagee a Note of even date herewith in the principal sum of Eight thousand five hundred & No/100ths (\$ 8,500.00), the final payment of which is due on March 15 1987, together with interest thereon as provided in said Note, the complete provisions whereof are incorporated herein by reference;

AND WHEREAS, to induce the making of said loan, Mortgagor has agreed to secure said debt and interest thereon (together with any future advances) and to secure the performance of the undertakings prescribed in the Note and this Mortgage by the conveyance of the premises hereinafter described:

NOW, THEREFORE, in consideration of the aforesaid loan 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:

ALL that piece, parcel or lot of land, together with all buildings and improvements thereon, situate, lying and being on the western side of Burgandy Drive, in Greenville County, South Carolina, being shown and designated as Lot No. 10 on a map of Wildair Estates, made by Dalton & Neves, Engineers, dated April, 1953, recorded in the RMC Office for Greenville County, S. C., in Plat Book EE at Page 19, and having according to said plat the following metes and bounds:

BEGINNING at an iron pin on the western side of Burgandy Drive at the joint front corners of Lots No. 10 and 11 and running thence with the common line of said lots, S. 76-20 W. 187.5 feet to an iron pin; thence N. 13-40 W. 95 feet to an iron pin at the joint rear corners of Lots No. 9 and 10; thence with the common line of said lots N. 76-20 E. 192.5 feet to an iron pin on Burgandy Drive; thence with the western side of Burgandy Drive S. 10-37 E. 95.1 feet to an iron pin, the point of beginning.

LOVE, THORNTON, ARNOLD & THOMASON FIRST UNION MORTGAGE CORPORATION

DERIVATION: Deed of 4-D Builders Corp., recorded May 14, 1979, in Deed Book 1036 at Page 350.

THIS MORTGAGE is junior in lien and secondary to that certain mortgage of Doyce R. Elgin & Barbara R. Elgin to Fidelity Federal Savings & Loan Association, in the original amount of \$39,950.00, recorded in the RMC Office for Greenville County in Mortgage Book 1367 at Page 582, having been executed May 14, 1979, and having a current balance in the approximate amount of \$39,135.50.

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

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WITNESS
Vice President

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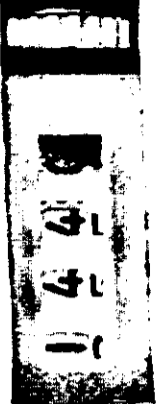


TABLE RV 21