

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

825451
FILED
GREENVILLE CO. S. C.

1422 447
MORTGAGE OF REAL PROPERTY
BOOK 78 PAGE 204

THIS MORTGAGE made this 2nd day of February, 19 78,
among Duffie Development, Inc. (hereinafter referred to as Mortgagor) and FIRST
UNION MORTGAGE CORPORATION, a North Carolina Corporation (hereinafter referred to as Mortgagee):
(ADDRESS: Suite 109, Piedmont East, Greenville, S.C. 29615)
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
Twelve Thousand and No/100----- (\$ 12,000.00), the final payment of which
is due on February 15 19 83, 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 certain piece, parcel or lot of land, with all improvements thereon,
situate, lying and being just north of Parkins Mill Road, and facing on
Maple Creek Circle, and being described more particularly as follows:

BEGINNING at a point 281.3 feet N. 5-01 W. from the northeastern corner of
the intersection of Maple Creek Circle and Parkins Mill Road, and running
thence with the edge of Maple Creek Circle N. 5-01 E. 140.4 feet to an iron
pin; thence N. 84-30 E. 159.8 feet to an iron pin; thence S. 5-05 E. 139.8
feet to an iron pin at the joint rear corner of property belonging to
Robert E. Mohon and Helen F. Mohon; thence with the joint line S. 84-4
159.9 feet to an iron pin on Maple Creek Circle, the point of beginning

this being a portion of the property conveyed to the mortgagor by deed of
C. L. Duffie recorded in the FMC Office for Greenville County, S. C. in
Deed Book 996 at Page 475 on August 20, 1970.

The above-described property is subject to the non-exclusive right-
of-way or easement conveyed to C. L. Duffie by Joseph B. Stevens by Title
Estate dated August 13, 1969, and recorded August 20, 1969, in Deed Book
874 at Page 245 in the FMC Office for Greenville County.

This is a second mortgage.

H. SAMUEL STILWELL
ASHMORE, STILWELL & HUNTER
P.O. BOX 10004, F.S.
GREENVILLE, S.C. 29603

FIRST UNION MORTGAGE CORPORATION

WITNESS

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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