

Villa Rd. Greenville

FILED #93-03-028191
GREENVILLE CO. S. C.
JUN 24 11 51 AM '82
DONNIE S. BARKER MORTGAGE
R.H.C.

BOOK 80 PAGE 996
0438

BOOK 1573 PAGE 537

THIS MORTGAGE, dated as of the 16th day of June, 19 82, by and between Lewis C. Barker, Jr. and _____, husband and wife, (hereinafter jointly called "the Mortgagor"), and UNITED VIRGINIA MORTGAGE CORPORATION, a Virginia corporation (hereinafter called "UVMC"), recites and provides.

The Mortgagor has made a mortgage note of even date herewith (hereinafter called "the Note"), payable to UVMC or order, in which the Mortgagor waived the benefits of the Homestead Exemption, in the original principal amount of \$ 12,150.00, bearing interest at a rate of 17.75 percent (17.75%) per annum such principal and interest to be payable in full by the Mortgagor in monthly installments as follows: \$216.98 Dollars on the 15th day of July, 19 82, and a like amount on the same day of each and every month thereafter for 119 (119) months, except that the last installment shall be \$216.98; provided, however, that if not sooner paid, the balance of such principal amount together with interest thereon shall be due and payable in full on the 15th day of June, 1982.
may be hereof at any time and from time to time, and the terms of the Note shall be deemed to be amended to the extent of such payments.
shall not constitute a surrender by the Mortgagor of the Leases and such rents, issues, profits, revenues, royalties, rights of contract and otherwise until an event of default hereunder as hereinafter defined and an acceleration of the Note, but such rents, issues, profits, revenues, royalties, rights of contract and otherwise may, notwithstanding such assignment, be exercised and enforced by the Mortgagor until such an event of default and acceleration of the Note.

2433
1023

The Real Estate together with the Leases and all other rights and property hereinabove granted and conveyed shall hereinafter be referred to as "the Properties".

Furthermore, this Mortgage shall be, for the benefit of the Noteholder, a Security Agreement pursuant to the provisions of Title 36-9-101 et seq. of the Code of South Carolina, as amended.

1. Affirmative Covenants of the Mortgagor.

The Mortgagor covenants and agrees as follows:

- (a) Payment of the Note. The Mortgagor shall pay the principal of and the interest on the Note when and as the same shall become due.
- (b) Performance of Covenants. The Mortgagor shall at all times comply with all covenants, agreements, terms, conditions and warranties contained in the Note and this Mortgage.

Exhibit
SAH & Lumber
28816
MAY 3 1983
PAID AND SATISFIED
United Virginia Mortgage Corp.
M. L. Linkous
Assistant Vice President
Date: 3/25/83
Witness: W. B. ...

5,000

FILED
GREENVILLE CO. S. C.