

STATE OF SOUTH CAROLINA)

COUNTY OF GREENVILLE)

TO ALL WHOM THESE PRESENTS MAY CONCERN:

THIS MORTGAGE, made this 22nd day of December 1978, by Ronald D. Taylor,
Betty S. Taylor, & Ruby S. Best hereinafter called the Mortgagor, in the State aforesaid, Witnesseth:

WHEREAS, the said Mortgagor is truly indebted unto UNITED VIRGINIA MORTGAGE CORPORATION, Richmond, Virginia, hereinafter called the Mortgagee, in the sum of Ten Thousand One Hundred Fifty and No/100 (\$10,150.00) Dollars, as evidenced by a promissory note of even date herewith, payable to the order of the Mortgagee in 120 consecutive monthly instalments of One Hundred Forty-Eight and 57/100----- (\$148.57) Dollars each, the first instalment being due February 15, 1979, and the remaining instalments are due on the 15th day of each month thereafter.

NOW, KNOW ALL MEN BY THESE PRESENTS that the said Mortgagor in consideration of the said debts and sums of money aforesaid and for the better securing of the payment thereof, and also to secure the payment of any other sums advanced to said Mortgagor under the terms and provisions of this Mortgage as hereinafter set forth, to the said Mortgagee according to the condition of said note, and also in consideration of the further sum of Three Dollars to the said Mortgagor in hand well and truly paid by the said Mortgagee, at and before the sealing and delivery of these presents, the receipt of which is hereby acknowledged, have granted, bargained, sold and released and by these presents do grant, bargain, sell and release unto the said Mortgagee, its successors and assigns, the following described property:

ALL that piece, parcel, or lot of land, situate, lying and being on the eastern side of Creighton Drive, and the northern side of Heathwood Drive, near the City of Greenville, in the County of Greenville, known and designated as Lot No. 16, Section 3 of a subdivision known as Colonial Hills, plat of which is recorded in the RMC Office for Greenville County in Plat Book BBB, at page 91, said lot having such metes and bounds as shown thereon.

This is the same property conveyed to Ronald D. Taylor by deed of Clarence E. Hyder and Carolyn J. Hyder dated November 8, 1977, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 1068, at Page 812; subsequently, Ronald D. Taylor deeded a one-half interest in said property to Betty S. Taylor by deed dated November 18, 1977, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 1068, at Page 811.

ALSO: ALL that piece, parcel or lot of land in Chick Springs Township, Greenville County, State of South Carolina, containing 3.3 acres, more or less, and being more particularly shown by Survey and Plat of W. N. Willis, Engineer, dated August 12, 1955, and having the following metes and bounds:

BEGINNING at an iron pin on the North side of Mountain Creek Road, corner of property of Vernon W. Hawkins; thence with his line, N. 22-10 W. 188.7 feet to an iron pin; thence N. 13-40 W. 40 feet to an iron pin; thence N. 14-20 W. 170 feet to a post; thence N. 45-43 E. 184 feet to an iron pin; thence N. 61-15 E. 150 feet to an iron pin; thence with other property of Ruby S. Sanders, S. 30-45 E. 439 feet to an iron pin on said Road; thence with said Road, S. 60-20 W. 340 feet to the beginning.

This is the same property conveyed to Ruby S. Sanders (now by marriage Ruby S. Best) by deed of Mignon Woodward Hoffman Kelley (nee Mignon Woodward Hoffman Clapp) dated October 22, 1955, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 537, at Page 280.

TOGETHER with all the easements, ways, rights, privileges and appurtenances to the same belonging, including, but not limited to, all and singular the improvements and buildings now or hereafter attached to or used in connection with the above described real estate, all of which shall be deemed realty and conveyed by this mortgage and all of the income, rents and profits which may arise or be had from any portion or all of said property.

TO HAVE AND TO HOLD the property above described, together with all and singular the rights, privileges, tenements, appurtenances and improvements unto the said Mortgagee, its successors or assigns forever.

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