

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

FILED
GREENVILLE CO. S. C.
JUL 31 10 57 AM '79
CONNOR S. TANKERSLEY
R.M.C.

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TO ALL WHOM THESE PRESENTS MAY CONCERN:

THIS MORTGAGE, made this 18th day of July, 1979, by Kenneth Ross Phillips and Dianna M. Phillips hereinafter called the Mortgagor, in the State aforesaid, Witnesseth:

WHEREAS, the said Mortgagor is truly indebted unto UNITED VIRGINIA MORTGAGE CORPORATION, Richmond, Va. hereinafter called the Mortgagee, in the sum of Ten Thousand One Hundred Twenty-Five and No/100 (10,125.00) Dollars, as evidenced by a promissory note of even date herewith, payable to the order of the Mortgagee in 84 consecutive monthly instalments of One Hundred Eighty-One and 46/100----- (181.46) Dollars each, the first instalment being due September 15, 19 79, 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 heirs and assigns, the following described property:

ALL that certain piece, parcel or lot of land in the County of Greenville, State of South Carolina, on the North side of Mapleton Drive, being known and designated as Lot No. 83 on a plat entitled Pine Forest, which plat of same is recorded in the RMC Office for Greenville County, S. C., in Plat Book QQ, at Pages 106-107, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the North side of Mapleton Drive, at the joint front corner of Lots 82 and 83 and runs thence along the line of Lot 82, N. 26-30 W. 138 feet to an iron pin; thence along the line of Lot 74, N. 63-30 E. 100 feet to an iron pin; thence along the line of Lot 84, S. 26-30 E. 138 feet to an iron pin on the North side of Mapleton Drive; thence along Mapleton Drive, S. 63-30 W. 100 feet to the beginning corner.

This is the same property conveyed to the Mortgagors herein by deed of Carver F. Grant and Kathleen T. Grant dated December 12, 1973, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 990, at Page 627, on December 17, 1973.

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STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
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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 that may arise or be had from any portion or all of said property.

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

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