

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

First Union Mortgage Corporation  
Charlotte, NC 28288  
BOOK 1566 PAGE 725  
MORTGAGE OF REAL PROPERTY

APR 1 11 28 PM '82

THIS MORTGAGE made this 26th day of March, 19 82,  
among Dee H. Hughes, Jr. and Martha L. Hughes (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, Two Hundred and No/100 (\$8,200.00---), the final payment of which  
is due on April 1 19 92, 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 in Bates  
Township, Greenville County, State of South Carolina,  
near Travelers Rest, and being known and designated as  
Lot Number 8 as shown a revised map of Tracts 58, 59,  
and 60 of a subdivision known as Meadowbrook Farms, a  
plat of which is of record in the RMC Office for Green-  
ville County in Plat Book VV, Page 51, and having the  
following metes and bounds, to-wit:

BEGINNING at a point on the Northern side of Loraine  
Drive at the joint front corner of Lots 7 and 8 and  
running thence with the Northern side of Loraine Drive,  
N. 86-18 E. 160 feet to a point at the joint front corner  
of Lots 8 and 9; thence N. 3-42 W. 175 feet to a point at  
the joint rear corner of Lots 8 and 9; thence, S. 86-18  
W. 160 feet to a point at the joint rear corner of Lots  
7 and 8; thence, S. 3-42 E. 175 feet to the point of  
beginning.

This is the same property conveyed to the mortgagors herein  
by deed of Brown Enterprises of S. C., Inc., which deed was  
recorded in the RMC Office for Greenville County in Deed  
Book 937 at Page 453 on March 6, 1972.

This mortgage is second and junior in lien to that mortgage (con't on  
given in favor of Farmers Home Administration which mortgage back)  
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).

TO HAVE AND TO HOLD the same with all privileges and appurtenances thereunto belonging to Mortgagee,  
its successors and assigns, forever, for the purposes hereinafter set out and Mortgagor covenants with Mortgagee,  
its successors and assigns, that Mortgagor is seized of, and has the right to convey, the premises in fee simple;  
that the premises are free and clear of all encumbrances except for a prior Mortgage, if any; and that Mortgagor  
will warrant and defend title to the premises against the lawful claims of all persons whomsoever.

MORTGAGOR COVENANTS with Mortgagee, its heirs, successors and assigns as follows:

1. NOTE PAYMENTS. Mortgagor shall make timely payments of principal and interest on the above mentioned  
Note and any Note(s) secured by lien(s) having priority over Mortgagee's within described lien in the amounts, in the  
manner and at the places set forth therein. This mortgage secures payment of said Mortgagee's note according to its  
terms, which are incorporated herein by reference.
2. TAXES. Mortgagor will pay all taxes, assessments, water rates, and other governmental or municipal  
charges, fines, or impositions, for which provision has not been made herein before, and in default thereof the mort-  
gagee may pay the same; and will promptly deliver the official receipts therefor to the mortgagee. If the mortgagor  
fails to make any payments provided for in this section or any other payments for taxes, assessments, or the like,  
then, the entire amount of the debt secured, or intended to be secured, shall forthwith become due, at the option of  
said mortgagee.

