

FILED  
 FIRST UNION MORTGAGE CORPORATION, CHARLOTTE, NORTH CAROLINA 28288  
 STATE OF SOUTH CAROLINA )  
 COUNTY OF Greenville )  
 SEP 28 2 52 PM '81 MORTGAGE OF REAL PROPERTY  
 DONNIE S. TANKERSLEY R.M.C. BOOK 1553 PAGE 809  
 BOOK 81 PAGE 245

THIS MORTGAGE made this 28th day of September, 1981, among SARA S. JENKINSON (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 TWENTY-FIVE THOUSAND AND NO/100 (\$ 25,000.00), the final payment of which is due on October 15, 1991, together with interest thereon as set forth in a recent survey prepared by Richmond Engineering Service, dated August 17, 1981, and entitled "Property of Sara S. Jenkinson", the following metes and bounds:

Beginning at an iron pin on the eastern side of Richbourg Circle at the joint front corner of Lots Nos. 22 and 23, and running thence with the line of Lot No. 22, N. 77-44 E. 143.6 feet to an iron pin; thence with the line of Lot No. 24, S. 15-16 E. 112.2 feet to an iron pin on the northern side of Hummingbird Circle; thence with the northern side of Hummingbird Circle, S. 71-09 W. 133 feet to an iron pin; thence with the curve of the intersection of Hummingbird Circle and Richbourg Circle, the chord of which is N. 59-0 W. 32.2 feet to an iron pin on the eastern side of Richbourg Circle; thence with the eastern side of Richbourg Circle N. 9-09 W. 104.9 feet to the point of beginning.

is is the same property conveyed to mortgagor by Gilbert Bentley by deed dated 5/25/59 recorded 7/9/59 in deed book 6417 page 119 of the RMC Office for Greenville County, S. C.

2.0001  
 return satisfaction to:  
 WILKINS, WILKINS & NELSON

34397  
 JUN 17 1983  
 FIRST UNION MORTGAGE CORPORATION  
 BY: *[Signature]*  
 Vice President  
 WITNESS: *[Signature]*

STATE OF SOUTH CAROLINA  
 DOCUMENTARY TAX COMMISSION  
 DOCUMENTARY TAX STAMP  
 \$ 10.00

Together with all and singular the rights, members, hereditaments and appurtenances to said premises including or in anywise incident or appertaining. Including but not limited to all buildings, improvements, trees, or appurtenances now or hereafter erected thereon, including all apparatus, equipment, fixtures, or les, whether in single units or centrally controlled, used to supply heat, gas, air conditioning, water, light, 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 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 other Note obligations of mortgagor which are secured by Liens which have priority over the Note obligation herewith secured in the amounts, in the manner and at the place set forth therein. This Mortgage secures payment of said 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 mortgagee 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.

4.0001

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