

MORTGAGE

Vol 1303 #200

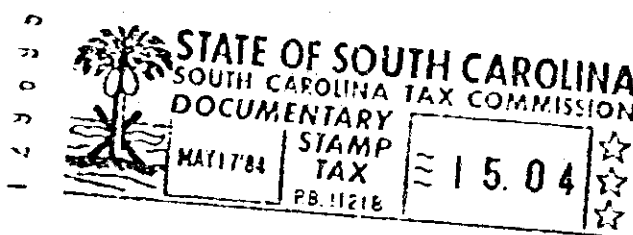
GREENVILLE, S.C.
THIS MORTGAGE is made this 17 day of MAY 1984 between the Mortgagor, STEVEN A. PARENT (herein "Borrower"), and the Mortgagee, Union Home Loan Corporation of South Carolina, a corporation organized and existing under the laws of the State of South Carolina whose address is Suite 205, Heaver Plaza, 1301 York Road Lutherville, Maryland 21093 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of U.S. \$ 37,595.00 which indebtedness is evidenced by Borrower's note dated MAY 17, 1984 and extensions and renewals thereof (herein "Note"), providing for monthly installments of principal and interest, with the balance of indebtedness, if not sooner paid, due and payable on JUNE 15, 1999;

TO SECURE to Lender the repayment of the indebtedness evidenced by the Note, with interest thereon; the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage; and the performance of the covenants and agreements of Borrower herein contained, Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in the County of GREENVILLE, State of South Carolina:

ALL that certain piece, parcel or lot of land with all improvements thereon, situate, lying and being on the Southern side of Wedgewood Drive, Greenville Township, in the City of Greenville, County of Greenville, State of South Carolina, and being shown and designated as the property of Steven A. Parent on a plat made by R. B. Bruce dated May 14, 1984, to be recorded herewith, reference being had to said plat for a more complete metes and bounds description. This property is a portion of that property formerly known as Lot 15 on a plat of West Croftstone Acres which is recorded in the RMC Office for Greenville County in Plat Book E at Page 36.

THIS being the same property acquired by the Mortgagor herein by a certain deed of Maude W. Mahoney dated June 4, 1982, and thereafter filed on June 9, 1982, in the RMC Office for Greenville County in Deed Book 1168 at Page 355.



which has the address of 46 WEDGEWOOD DRIVE, GREENVILLE, SOUTH CAROLINA 29609
[Street] [City]
South Carolina (herein "Property Address");
[Zip Code]

TO HAVE AND TO HOLD unto Lender and Lender's successors and assigns, forever, together with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances and rents, all of which shall be deemed to be and remain a part of the property covered by this Mortgage; and all of the foregoing, together with said property (or the leasehold estate if this Mortgage is on a leasehold) are hereinafter referred to as the "Property."

Borrower covenants that Borrower is lawfully seised of the estate hereby conveyed and has the right to mortgage, grant and convey the Property, and that the Property is unencumbered, except for encumbrances of record. Borrower covenants that Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to encumbrances of record.

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

1. **Payment of Principal and Interest.** Borrower shall promptly pay when due the principal and interest indebtedness evidenced by the Note and late charges as provided in the Note.
2. **Funds for Taxes and Insurance.** Subject to applicable law or a written waiver by Lender, Borrower shall pay to Lender on the day monthly payments of principal and interest are payable under the Note, until the Note is paid in full, a sum (herein "Funds") equal to one-twelfth of the yearly taxes and assessments (including condominium and

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