

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

FILED
GREENVILLE CO. S. C.
AUG 16 4 28 PM '79
DONNIE S. TAMMERSLEY
R.M.C.

1477 140307

MORTGAGE OF REAL PROPERTY
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2.0000

THIS MORTGAGE made this 10th day of AUGUST, 1979,
among STEVEN KEITH SIMS (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
FIVE THOUSAND AND NO/100 (\$5,000.00), the final payment of which
is due on August 15, 1986, 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: 9538 BY: *[Signature]* Vice President

ALL that piece, parcel or tract of land situate, lying and being in the
the State of South Carolina, County of Greenville, being shown and
designated as a ten (10) acre tract on plat of land of Venie Clark
surveyed March 17 and 18, 1977, by John C. Smith, Surveyor and having
according to said plat, the following metes and bounds, to-wit:

BEGINNING at a nail and cap in the center of Old Greenville-Pelzer
Highway being the southernmost corner of property herein conveyed
joint front corner of property herein described and property now or
formerly of Bob Boiter; thence turning and running along the common
line N. 42-00 W. 431.4 feet to nail and cap in the center of railroad
right of way; thence turning and running N. 34-40 E. along center
line of railroad, 867.3 feet to an old nail; thence turning and
running S. 57-26 E. 160.4 feet to an iron pin; thence running S. 35-

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