

First Union Mortgage Corporation, Charlotte, N. C. 28288 BOOK 1559 PAGE 190  
 STATE OF SOUTH CAROLINA ) GRADUATE FILED )  
 COUNTY OF Greenville ) DEC 7 2 15 PM '81 ) CO. S. C.  
 MORTGAGE OF REAL PROPERTY  
 BOOK 77 PAGE 381

THIS MORTGAGE made this 5th day of December, 1981, among PONG HO YIM and JONG SOOK YIM (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 December 15, 1991, 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 piece, parcel, or lot of land situate, lying, and being in the County of Greenville, State of South Carolina, in the Town of Simpsonville on the northwestern side of Fernwood Road, and being known and designated as Lot No. 76, Section Two of Poinsettia Subdivision, as shown on plat thereof prepared by Piedmont Engineers & Architects dated April 29, 1966, and recorded in the RMC Office for Greenville County in Plat Book 888 at page 199, and having according to a more recent survey prepared by Carolina Surveying Co. dated August 26, 1976, such metes and bounds as are more fully shown thereon.

Subject to any and all restrictions, easements, covenants, and rights-of-way, if any, affecting said property.

This being the same property conveyed to the Mortgagors herein by deed of Buddy Lane and Ethel H. Lane, dated December 1, 1981 and to be recorded of even date herewith.

This Mortgage of Real Property is made second and subject to a first mortgage to Kislak Organization dated September 28, 1976, recorded in the RMC Office for Greenville County (Assignment recorded in Book 1387, page 337, RMC Office for Greenville County) in the original principal amount of \$51,900.00.

PAID AND FULLY SATISFIED  
 FIRST UNION MORTGAGE CORPORATION  
 BY: *[Signature]*  
 VICE PRESIDENT  
 WITNESS: *[Signature]*

RECORDED  
 DECEMBER 7 1981  
 COUNTY OF GREENVILLE  
 SOUTH CAROLINA

*[Handwritten signature]*  
 JONG SOOK YIM

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).

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