

Charlotte, NC 28238  
STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

FILED BOOK 87 PAGE 1687  
GREENVILLE CO. S.C. BOOK 1616 PAGE 539  
JUL 18 1 45 PM '83  
R.M.C. day 57 July 19 83

MORTGAGE OF REAL PROPERTY  
THE NOTE SECURED BY THIS MORTGAGE CONTAINS PROVISIONS FOR AN ADJUSTABLE INTEREST RATE  
THIS MORTGAGE made this 15th day of July 19 83  
among Robert G. Sims and Carolyn K. 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 thirty-one thousand and Dollars (\$ 31,000.00), with interest thereon, providing for monthly installments of principal and interest beginning on the 15th day of August 19 83 and continuing on the 15th day of each month thereafter until the principal and interest are fully paid;

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 Greenville County, South Carolina:

ALL that lot of land with the buildings and improvements thereon, situate on the Northeast side of Vista Drive near the City of Greenville, in Greenville County, S. C. being shown as Lot 19 on Plat of Section 2 of Pinehurst made by J. Mac Richardson, Surveyor, April 1960, recorded in the RMC Office for Greenville County, S. C. in Plat Book MM at Page 153, said lot fronting 97.4 feet along the Northeast side of Vista Drive, running back to a depth of 175 feet on the Southeast side to a depth of 157.4 feet along the Northwest side and being 90 feet across the rear.

This is the same property conveyed to the mortgagors herein by deed of Everette C. Ranney and Sarah B. Ranney, dated August 2, 1966, recorded in the RMC Office for Greenville County, S. C. on August 4, 1966 in Deed Book 803 at Page 347.

This mortgage is second and junior in lien to that mortgage given in favor of General Mortgage Company (now Cameron Brown Company) in the original amount of \$18,250.00 which mortgage was recorded in the RMC Office for Greenville County, S. C., on July 13, 1962 in Mortgage Book 895 at Page 399.

RECORDED IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF GREENVILLE COUNTY, SOUTH CAROLINA  
DATE RECORDED 12 19 83

PAID AND FULLY SATISFIED  
FIRST UNION MORTGAGE CORPORATION  
BY: Ralph E. Richardson  
RALPH E. RICHARDSON, VICE PRES  
WITNESS: Montina Russell

18495 Yocchi

Together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in anywise incident or appertaining including buy 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, etc.

DEC 19 1984  
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