

37 Villa Rd., Piedmont East, Suite 400, Greenville, S.C. 29615  
STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

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COMM. - TAMMERSLEY  
R.M.C.  
BOOK 1495 PAGE 672  
BOOK 71 PAGE 1244

THIS MORTGAGE made this 11th day of February, 1980  
among Dennis A. Beaudoin & Betty J. Beaudoin (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 Nineteen Thousand Two Hundred and No/100--- (\$ 19,200.00 ), the final payment of which is due on February 15, 1990, 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, on the Eastern side of Ladbroke Court, being known and designated as Lot No. 379, as shown on a Plat of Del Norte Estates, Section III, made by Piedmont Engineers & Architects, May 3, 1971, and recorded in the R.M.C. Office for Greenville County, in Plat Book 4-X at Page 16, and having, according to said Plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Eastern side of Ladbroke Court, at the joint front corner of Lots Nos. 378 and 379, and running thence with the common line of said Lots N. 58-11 E. 144.0 feet to an iron pin; thence running S. 62-40 E. 115.0 feet to an iron pin; thence running S. 27-20 W. 110.0 feet to an iron pin at the joint rear corner of Lots Nos. 379 and 380; thence with the common line of said Lots N. 82-06 W. 141.1 feet to an iron pin on the Eastern side of Ladbroke Court; thence with the curve of said Court N. 9-33 W. 35.0 feet and N. 54-02 W. 35.2 feet to the point of beginning.

This is the identical property conveyed to the Mortgagors herein by Hermin L. Pittman and Barbara J. Pittman by Deed executed simultaneously herewith.

This Mortgage is junior in lien to that certain Note and Mortgage heretofore executed unto First Federal Savings and Loan Association recorded in Mortgage Book 1425 of Page 24 in the original amount of \$25,719.34.

FIRST UNION MORTGAGE CORPORATION  
August 27, 1980  
BY: [Signature]  
WITNESSETH  
[Signature]

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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