

FILED
GREENVILLE CO. S. C.

BOOK 1154 PAGE 539

MAY 11 10 27 AM '70

VA Form 26-6126 (Home Loan)
Revised August 1961. Use Optional.
Section 1810, Title 38 U.S.C. Acceptable to Federal National Mortgage Association.

OLLIE FARNSWORTH
R. M. C.

SOUTH CAROLINA

MORTGAGE

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE. } ss:

WHEREAS: WILLIAM L. KIRK and MARGARET O. KIRK

Greenville, South Carolina

, hereinafter called the Mortgagor, is indebted to

COLLATERAL INVESTMENT COMPANY

, a corporation organized and existing under the laws of Alabama, hereinafter called Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of Ten Thousand Two Hundred Fifty and no/100 Dollars (\$ 10,250.00), with interest from date at the rate of Eight & One-half per centum (8½ %) per annum until paid, said principal and interest being payable at the office of Collateral Investment Company in Birmingham, Alabama, or at such other place as the holder of the note may designate in writing delivered or mailed to the Mortgagor, in monthly installments of Seventy Eight and 82/100 Dollars (\$ 78.82), commencing on the first day of June, 1970, and continuing on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of May, 2000.

Now, Know ALL MEN, that Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, assigned, and released, and by these presents does grant, bargain, sell, assign, and release unto the Mortgagee, its successors and assigns, the following-described property situated in the county of Greenville State of South Carolina;

All that piece, parcel or lot of land situate, lying and being in Greenville County, South Carolina, and being known and designated as a portion of tract No. 5 on a plat of Property of E. A. Smythe Estate and recorded in the RMC Office for Greenville County in Plat Book "D" at Page 170, and according to plat prepared by Carolina Engineering & Surveying Company, May 4, 1970, having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the easterly side of National Highway 29 at the joint corner of Tracts 4 and 5 and running thence with the line of tract 4, S. 58-36 E., 248.3 feet; thence S. 31-50 W., 52.5 feet; thence N. 58-36 W., 288.0 feet to an iron pin on National Highway 29; thence with said highway, N. 64-47 E., 62.5 feet to the point of beginning.

The mortgagor covenants and agrees that so long as this mortgage and the said note secured hereby are guaranteed under the provisions of the Serviceman's Readjustment Act of 1944, as amended, he will not execute or file for record any instrument which imposes a restriction upon the sale or occupancy of the mortgaged property on the basis of race, color, or creed. Upon any violation of this undertaking, the mortgagee may, at its option, declare the unpaid balance of the debt secured hereby immediately due and payable.

Together with all and singular the improvements thereon and the rights, members, hereditaments, and appurtenances to the same belonging or in anywise appertaining; all the rents, issues, and profits thereof (provided, however, that the Mortgagor shall be entitled to collect and retain the said rents, issues, and profits until default hereunder); all fixtures now or hereafter attached to or used in connection with the premises herein described and in addition thereto the following described household appliances, which are and shall be deemed to be, fixtures and a part of the realty and are a portion of the security for the indebtedness herein mentioned;

This Mortgage Assigned to Danielson Federal Savings and Loan Assoc.
on 24 day of June 1970. Assignment recorded
in Vol. 1160 of R. E. Mortgages on Page 341

This Mortgage Assigned to: Collateral Investment Company
From Danielson Federal Savings & Loan Association
on 30th day of December 1970. Assignment recorded
in Vol. 1179 of R. E. Mortgages on Page 118
This 26 of Jan. 1971, # 17314