

FILED
GREENVILLE (CO. S.C.)

BOOK 1176 PAGE 391

VA Form 26-6228 (Home Loans)
Revised August 1963. Use Optional.
Section 1810, Title 38 U.S.C. Applicable to Federal National Mortgage Association.

DEC 23 3 56 PM '70

SOUTH CAROLINA

CLEMENT FARNSWORTH
R. M. C.

MORTGAGE

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

WHEREAS:

Thomas Clement Furman, Jr. of
Greenville County, 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 Nine Thousand Eight Hundred and No/100----- Dollars (\$ 9,800.00), with interest from date at the rate of eight and 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-Five and 36/100----- Dollars (\$ 75.36), commencing on the first day of January, 19 71 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 December, 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 the County of Greenville, State of South Carolina, being known and designated as "Property of Thomas Clement Furman, Jr." containing 3.4 acres, more or less, as shown on a plat thereof of record in the Office of the RMC for Greenville County in Plat Book 4H, Page 135, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the Western side of U. S. Highway No. 25, and running thence N. 75-18 W. 124.7 feet to an iron pin; running thence S. 32-45 W. 154.2 feet to an iron pin; running thence S. 37-45 W. 298 feet to an iron pin at the corner of Snipes property; running thence N. 68 W. 180 feet to an iron pin; running thence N. 10-17 E. 465 feet to an iron pin at the corner of Rogers property; running thence S. 77-38 E. 486.3 feet to an iron pin on the Western side of U. S. Highway No. 25; running thence S. 7-15 W. 86.7 feet to an iron pin, 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 Servicemen'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; : Range or countertop unit

This Mortgage Assigned to: The Paul Revere Life Insurance Company
From Collateral Investment Company
on 23rd day of December 19 70 Assignment recorded
in Vol. 1183 of R. E. Mortgages on page 428
This 12 of March 19 70 # 2457