

FILED
GREENVILLE CO. S. C.
SEP 29 9 01 AM '71
OLLIE FARNSWORTH
MORTGAGE

SOUTH CAROLINA
FHA FORM NO. 2175m
(Rev. March 1971)

This form is used in connection with mortgages insured under the one- to four-family provisions of the National Housing Act.

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE } SS:

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Glenn L. Staton of
Greenville County, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto Collateral Investment Company

a corporation organized and existing under the laws of the State of Alabama hereinafter called the 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 Seventeen Thousand Fifty and No/100-- Dollars (\$ 17,050.00), with interest from date at the rate of seven per centum (7 %) 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, in monthly installments of One Hundred Thirteen and 55/100-----Dollars (\$ 113.55), commencing on the first day of November, 1971, and 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 October, 2001.

NOW, KNOW ALL MEN, That the 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, and released, and by these presents does grant, bargain, sell, and release unto the Mortgagee, its successors and assigns, the following-described real estate 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, known and designated as Lot No. 38 of Clearview Acres Subdivision, and, according to a plat prepared of said Subdivision by Carolina Engineering and Surveying Company, January, 1963, and recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book MM, at Page 168, having the following courses and distances, to-wit:

BEGINNING at a point on the edge of State Park Road, joint front corner of Lots Nos. 38 and 39 and running thence, N. 15-01 E. 153.5 feet to a point; thence, S. 86-45 E. 110 feet to a point; thence, S. 18-53 W. 154.0 feet to a point on the edge of State Park Road; thence running with said Road, N. 87-26 W. 100 feet to a point, the point of beginning.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encumbrances whatsoever. The Mortgagor further covenants to warrant and to ever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagee and all persons whomsoever lawfully claiming the same or any part thereof.

The Mortgagor covenants and agrees as follows:

1. That he will promptly pay the principal of and interest on the indebtedness evidenced by the said note at the times and in the manner therein provided. Prepayment is reserved to pay the debt, which is in arrears, and to one or more monthly payments on the principal that are next due on the note, on the first day of any month prior to maturity, provided, however, that written notice of an intention to exercise such prepayment is given at least thirty (30) days prior to prepayment, and provided further that in the event the debt is paid in full prior to maturity,

This Mortgage Assigned to: **FEDERAL NATIONAL MORTGAGE ASSOCIATION**

From Collateral Investment Co.
on 8 day of Oct. 1971. Assignment recorded
in Vol. 1210 of R. E. Mortgages on Page 119
This 14th of Oct. 1971, # 10876