

FILED  
GREENVILLE CO. S. C.  
OCT 31 10 54 AM '73  
DONNIE S. TANKERSLEY  
R.M.C.

BOOK 1294 PAGE 273

SOUTH CAROLINA

VA Form 26-6311 (Home Loan)  
Revised August 1972. Use Optional  
Section 1031, Title 38 U.S.C. Applicable  
to Federal National Mortgage  
Association.

# MORTGAGE

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

**WHEREAS:**

WAYNE A. PLUMIER AND SHIRLEY A. PLUMIER----- of  
Greenville, South Carolina-----, hereinafter called the Mortgagor, is indebted to

Collateral Investment Company-----, a corporation  
organized and existing under the laws of Birmingham, Alabama-----, hereinafter  
called Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incor-  
porated herein by reference, in the principal sum of Ten Thousand Five Hundred and No/100-----  
Dollars (\$ 10,500.00---), with interest from date at the rate of  
Eight and one-half per centum ( 8 1/2%) 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 Eighty and 75/100---  
Dollars (\$ 80.75-----), commencing on the first day of  
December , 1973, 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 October , 2003.

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 certain piece, parcel or lot of land, situate, lying and being in the  
State of South Carolina, County of Greenville, at the corner of Woodward Street  
and Donaldson Street, being shown and designated as Lot No. 88 of Section 3 of  
Victor-Monaghan Mills Subdivision as shown on a plat of which recorded in the  
R.M.C. Office for Greenville County, South Carolina in Plat Book S at Pages 179  
and 181, and having metes and bounds as shown thereon.

"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."

"The mortgagor covenants and agrees that should this mortgage or the note secured  
hereby not be eligible for guaranty or insurance under Servicemen's Readjustment Act  
within 90 days from the date hereof (written statement of any officer or authorized  
agent of the Veterans Administration declining to guarantee or insure said note and/or  
this mortgage being deemed conclusive proof of such ineligibility), the present holder  
of the note secured hereby or any subsequent holder thereof may, at its option, declare  
all notes 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;

0273

4328 RV-2