

FILED
GREENVILLE CO. S. C.

BOOK 1294 PAGE 281

OCT 31 4 41 PM '73

SOUTH CAROLINA

VA Form 26-6118 (Home Loan)
Revised August 1963. Use Optional
Section 1512, Title 38 U.S.C. Acceptable
to Federal National Mortgage
Association.

DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE

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

WHEREAS: MARION E. BENTLEY AND GLORIA B. BENTLEY

Greenville, South Carolina, hereinafter called the Mortgagor, is indebted to

COLLATERAL INVESTMENT COMPANY

, a corporation
organized and existing under the laws of the State of 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 Twenty Four Thousand Five Hundred and
No/100----- Dollars (\$ 24,500.00), with interest from date at the rate of
eight & one-half per centum $8\frac{1}{2}\%$ per annum until paid, said principal and interest being payable
at the office of Collateral Investment Company, 2233 Fourth Avenue, North
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 One Hundred Eighty
Eight and 41/100----- Dollars (\$ 188.41), 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 piece, parcel or lot of land with all buildings and improvements
thereon situate, lying and being on the northern side of Butternut Drive in
Greenville County, South Carolina being shown and designated as Lot No. 12
on a plat of Chestnut Hills made by R. K. Campbell, Surveyor dated March,
1954 recorded in the RMC Office for Greenville County, South Carolina in
Plat Book GG, pages 34 and 35, reference to which is hereby craved for the
metes and bounds thereof.

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 or 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 conclu-
sive 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;

ALSO:
ALL carpeting installed as wall to wall carpeting and fencing located on
the above described property.

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