

RECORDED
GREENVILLE CO. S. C.
MAR 26 3 05 PM '77
BONNIE S. TANKERSLEY
R.H.C.

1000 315

SOUTH CAROLINA

MORTGAGE

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

WHEREAS:

Donald Ray Padgett ----- of 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 Twenty-seven Thousand Five Hundred and No/100 Dollars (\$27,500.00-----), with interest from date at the rate of Eight & Three-fourth per centum (8 3/4%) 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 Two Hundred Twenty-six and 33/100 ----- Dollars (\$ 226.33 -----), commencing on the first day of May -----, 19 76, 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 April -----, 2001.

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 at the northeastern corner of the intersection of Bent Creek Drive with Bowers Circle near the City of Greer, in the County of Greenville, State of South Carolina and known and designated as Lot No. 51 on a plat of King Acres, prepared by John A. Simmons, R.S. dated August 10, 1963 recorded in the R.M.C. Office for Greenville County in Plat Book YY at Page 153 and having according to a more recent survey entitled "Property of Donald R. and Karen D. Padgett" dated March 22, 1976 prepared by Wolfe & Huskey, Inc., recorded in the R.M.C. Office for Greenville County in Plat Book S-G at Page 105, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Bent Creek Drive at the joint corner of Lots Nos. 51 and 52 and running thence with the joint line of said lots S. 67-27 E., 159.6 feet to an iron pin; running thence along the common line of Lots Nos. 51 and 50 S. 22-33 W., 120 feet to an iron pin on Bowers Circle; running thence along the northern side of Bowers Circle N. 67-27 W., 140 feet to an iron pin in the intersection of Bowers Circle with Bent Creek Drive; running thence N. 22-27 W., 28.3 feet to an iron pin; running thence along Bent Creek Drive N. 22-47 E., 100 feet to an iron pin, point of beginning.

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;



0315

4328 RV-2