

MORTGAGE

1307 Plat 200

SOUTH CAROLINA

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN DORIS P. ROBINSON

Greenville, South Carolina Hereinafter called the Mortgagee, sends greetings

WHEREAS, the Mortgagee as well and truly indebted unto

COLLATERAL INVESTMENT COMPANY

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 Twenty-one Thousand Eight Hundred and no/100ths Dollars (\$ 21,800.00) with interest from date at the rate of eight and one-half per centum 8 - 1/2 To be paid until paid, said principal and interest being payable at the office of Collateral Investment Company, 2233 Fourth Avenue, North in Birmingham, Alabama 35203 or at such other place as the holder of the note may designate in writing, in monthly installments of One Hundred Sixty-seven and 64/100ths Dollars (\$167.64), commencing on the first day of June 19 76 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 May 2006.

NOT KNOWN ALL MEN, That the Mortgagee, 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 Mortgagee 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, together with all buildings and improvements, situate, lying and being on the eastern side of June Lane, in Gantt Township, Greenville County, South Carolina, being shown and designated as Lot No. 16 and a small triangular strip adjoining, on a plat of PECAN TERRACE, SECTION 2, made by Piedmont Engineering Service, dated November, 1955, recorded in the RMC Office for Greenville County, S. C., in Plat Book EE, page 108, and having according to a Jones and Sutherland plat, dated March 16, 1959, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of June Lane at the joint front corners of Lots Nos. 16 and 17 and running thence with the common line of said lots, S. 89-30 E., 151.8 feet to an iron pin; thence S. 14-12 W., 78.4 feet to an iron pin; thence S. 79-32 W., 137.2 feet to an iron pin on June Lane at the southernmost front corner of Lots 16; thence with the eastern side of June Lane, N. 1-17 E., 102.3 feet to an iron pin, 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 forever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagor 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. Privilege is reserved to pay the debt in whole, or in an amount equal 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 privilege is given at least thirty (30) days prior to prepayment.

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