

Collateral Investment Company
2233 Fourth Avenue, North
Birmingham, Alabama 35203

BOOK 1391 PAGE 27

VA Form 26-4335 (Home Loan)
Revised September 1975. Use Optional.
Section 1210, Title 38 U.S.C. Acceptable
to Federal National Mortgage
Association.

SOUTH CAROLINA

MORTGAGE

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

WHEREAS: We, Alston J. Landis and Eldoris Landis

of
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 - - - Seventeen thousand five hundred
- - - - - Dollars (\$ 17,500.00), with interest from date at the rate of
- - - Eight - - - per centum (8 %) 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 twenty-
eight and 45/100 - - - - - Dollars (\$ 128.45), commencing on the first day of
April, 19 77, 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 March, 2007.

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; on the eastern side of West Decatur Street, being shown
and designated as Lot 102, and part of Lots 103, 116, 117, and 118, on a
Plat of J. P. Rosamond Property, recorded in the RMC Office for Greenville
County in Plat Book H, at Pages 186 and 187. Said Lot fronts 90.2 feet on
the eastern side of West Decatur Street; runs back to a depth of 188.7 feet
on its northern boundary; runs back to a depth of 188.8 feet on its southern
boundary, and is 90.2 feet across the rear.

This is the same property conveyed to the Mortgagors herein by deed of
James L. Batson, dated March 4, 1977, to be recorded simultaneously herewith.

"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, as 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;