

SOUTH CAROLINA  
FHA FORM NO. 2175M  
(Rev. September 1972)

## MORTGAGE

This form is used in connection  
with mortgages insured under the  
one- to four-family provisions of  
the National Housing Act.STATE OF SOUTH CAROLINA, }  
COUNTY OF GREENVILLE } ss:

TO ALL WHOM THESE PRESENTS MAY CONCERN: CARL A. ROGERS AND CAROL S. ROGERS

of  
, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto

## COLLATERAL INVESTMENT COMPANY

organized and existing under the laws of Alabama, a corporation  
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 Eight Thousand Three Hundred and 00/100--  
-----Dollars (\$ 28,300.00-----), 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  
in Birmingham, Alabama  
or at such other place as the holder of the note may designate in writing, in monthly installments of  
-----Two Hundred Seven and 72/100----- Dollars (\$207.72-----),  
commencing on the first day of June, 19 77, 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, 2007.

NOV, KNOW ALL MEN, That the 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 Mort-  
gagor 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 certain piece, parcel or lot of land located in the County of  
Greenville, State of South Carolina, and being known and designated as Lot No. 35 on  
plat of Chestnut Hills, said plat being recorded in the R.M.C. Office for Greenville  
County in Plat Book GG at Page 35 and having, according to a more recent plat  
entitled "Property of Carl A. Rogers and Carol S. Rogers" by Freeland and Associates,  
dated May 11, 1977, the following metes and bounds, to-wit:

BEGINNING AT AN iron pin at the joint front corner of Lots 34 and 35 on the  
northern edge of Farmington Road and running thence with the edge of Farmington Road,  
N. 61-47 W. 95 feet to an iron pin at the intersection of Chipley Lane and Farmington  
Road; thence with the intersection of Farmington Road and Chipley Lane, N. 16-47 W.  
35.4 feet to a point on the eastern side of Chipley Lane; thence with the eastern  
side of Chipley Lane, N. 28-13 E. 80 feet to an iron pin at the joint corner of Lots  
35 and 36; thence with the line of Lot 36, S. 61-47 E. 120 feet to an iron pin;  
thence with the line of Lot 34, S. 28-13 W. 105 feet to an iron pin on the northern  
side of Farmington Road, the point of beginning.

BEING the same property conveyed to the Mortgagors herein by deed of Arthur  
S. Cooke, Jr., said deed being dated of even date.

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 ab-  
solute, 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 for-  
ever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagor and all per-  
sons 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.

(CONTINUED ON NEXT PAGE)

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