

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

GREENVILLE MORTGAGE

This mortgage is subject to the provisions of the National Housing Act.

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }
S. TAMMERSLEY
S.C.H.C.

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

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Charles Ramsey, Jr. of
Greenville, South Carolina hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto

Collateral Investment Company, a corporation
organized and existing under the laws of **Alabama**, hereinafter
called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are in-
corporated herein by reference, in the principal sum of **Nineteen Thousand and no/100-----**
-----Dollars (\$ **19,000.00**), with interest from date at the rate
of **eight and one-half** per centum (**8 1/2** %) 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 -----
One Hundred Forty-six and 11/100-----Dollars (\$ **146.11**),
commencing on the first day of **November**, 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 **October**, **2007**.

NOW, 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 piece, parcel or lot of land, with the buildings and improvements thereon,
situate, lying and being in the City of Greenville, County of Greenville, State of South
Carolina, being known and designated as Lot No. 50 and the adjoining one-half of Lot
No. 51, Pleasant Valley Subdivision, as per plat thereof recorded in the R.M.C. Office
for Greenville County, in Plat Book "BB", Page 163, having the following metes and bounds,
to-wit:

BEGINNING at an iron pin on the northeastern side of Prince Avenue, joint front corner
of Lots 49 and 50, said iron pin being 498.8 feet in a Northwestern direction from the
intersection of Pleasant Ridge Avenue and Prince Avenue, and running thence with the
Northeastern side of Prince Avenue N. 20-29 W. 90 feet to an iron pin in the center of
the front lot line of Lot No. 51; thence running through the center of Lot No. 51,
N. 69-31 E. 160 feet to an iron pin in the center of the rear lot line of Lot No. 51;
thence running S. 20-29 E. 90 feet to an iron pin at the joint rear corner of Lots Nos.
49 and 50; thence running S. 69-31 W. 160 feet to an iron pin on the Northeastern side
of Prince Avenue, the point of beginning.

THIS being the same property conveyed to Paul Sarkis by deed of James M. Grimwood,
recorded in the R.M.C. Office for Greenville County on April 11, 1956, in Deed Book 550
at page 69, and by deed of Paul Sarkis, recorded September 20, 1977.

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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.

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