

2100 First Avenue, North, Birmingham, Ala. 35203

VA Form 26-6318 (Home Loan)
Revised September 1975. Use Optional.
Section 1910, Title 38 U.S.C. Accept-
able to Federal National Mortgage
Association.

SOUTH CAROLINA

MORTGAGE

BOOK 1401 PAGE 100

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

WHEREAS: DAVID BEAL AND IDA MAE BEAL

of
Greenville, S. C. , 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 THIRTY-SIX THOUSAND TWO HUNDRED AND
NO/100THS-----Dollars (\$36,200.00), with interest from date at the rate of
NINE & ONE-HALF per centum (9.5 %) 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 THREE HUNDRED FOUR
AND 44/100THS----- Dollars (\$ 304.44), commencing on the first day of
DECEMBER , 19 78 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 NOVEMBER , 2008

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 certain piece, parcel or lot of land situate, lying and being in the County
of Greenville, State of South Carolina, in Dunklin Township, containing 1.536 acres,
more or less, as shown on plat of property of David Beal, recorded in the R.M.C. Office
for Greenville County, S.C. in Plat Book 6U, at Page 51.

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.

THIS is the same property conveyed to the mortgagors herein by deed of J. Allen Hipp
recorded 6/23/67 in Deed Book 822, page 324; by Frank P. McGowan, Jr., Master, by
deed recorded 12/30/77 in Deed Book 1071, at Page 26; and by Carl Chapman, et al, by
deed recorded 7/6/78 in Deed Book 1082, page 591; and also by deed of David Beal
to Ida Mae Beal, a one-half undivided interest, recorded 11/24/78 in Deed 1092, at
page 517.

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;

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