

P. O. Box C-180  
Birmingham, Ala. 35283

S. C.

1979 MORTGAGE

1411-078  
This instrument is subject to the provisions of the National Housing Act.

WITH DEFERRED INTEREST, AND INCREASING MONTHLY  
STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }  
INSTALLMENTS

TO ALL WHOM THESE PRESENTS MAY CONCERN: That we, DANIEL B. MINNIS

and BETTY C. MINNIS

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 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 FORTY-NINE THOUSAND NINE HUNDRED  
Dollars (\$ 49,900.00 ).

with interest from date at the rate of Ten per centum ( 10 %)  
per annum until paid, said principal and interest being payable at the office of COLLATERAL INVESTMENT COMPANY  
2100 First Avenue, North in Birmingham, Alabama  
or at such other place as the holder of the note may designate in writing, in monthly installments of

\*\* ACCORDING TO SCHEDULE A OF SAID NOTE Dollars (\$ ).  
commencing on the first day of October, 19 79, and on the first day of each month thereafter until the prin-  
cipal 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 September, 2009

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 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, bar-  
gained, 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: being shown and designated as Lot 16 on a Plat of Section I,  
WINDSOR OAKS, recorded in the RMC Office for Greenville County in Plat Book  
6-V, at Page 21. Said Lot fronts an aggregate of 146.90 feet on the north-  
eastern side of Strange Road; runs back to a depth of 121.84 feet on its  
eastern boundary; runs back to a depth of 124.96 on its western boundary,  
and has an aggregate of 110.16 feet across the rear.

This is the same property conveyed to the Mortgagors herein by deed of  
John J. Stubblefield, Sr., dated August 15, 1979, to be recorded simul-  
taneously herewith.

"The Mortgagor covenants and agree so long as this mortgage and the said  
note secured hereby are insured under the National Housing Act, he will  
not execute or file for record any instrument which imposes a restriction  
upon the sale or occupancy of the mortgage 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 mortgage immediately  
due and payable."

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\*\* DEFERRAL OF INTEREST MAY INCREASE THE PRINCIPAL BALANCE TO \$52,657.68.

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 encum-  
brances 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 an interest on the indebtedness evidenced by the said note, at the times and in the  
manner herein 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 that written notice  
of an intention to exercise such privilege is given at least thirty (30) days prior to prepayment.

RECORDED

4328 RV-2