

RECORDED
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SOUTH CAROLINA
MONTGOMERY

EGG. 1494 PAGE 722

SOUTH CAROLINA

VA Form 26-6338 (Home Loan)
Revised September 1975. Use Optional.
Section 1510, Title 38 U.S.C. Acceptable to Federal National Mortgage Association.

MORTGAGE

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

WHEREAS: Dennis M. Holden

Greenville County, South Carolina, hereinafter called the Mortgagor, is indebted to

COLONIAL MORTGAGE COMPANY, a corporation organized and existing under the laws of State of Alabama, hereinafter called 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 THIRTY-NINE THOUSAND NINE HUNDRED FIFTY and 00/100-----Dollars (\$ 39,950.00), 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 Colonial Mortgage Company, P.O. Box 2571 in Montgomery, Alabama 36105, 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 TWO HUNDRED NINETY-THREE and 23/100-----Dollars (\$ 293.23), commencing on the first day of March 1, 19 80, 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 February, 2010

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 State of South Carolina, County of Greenville, being known and designated as Lot No. 65, as shown on a plat of the subdivision of CHESTERFIELD ESTATES, Section III, which is recorded in the Office of the R.M.C. for Greenville County, S.C. in plat book 5-P at page 66.

THIS is the same property conveyed to the mortgagor by Larry L. Zellner and Norma G. Zellner by deed of even date herewith to be recorded.

SHOULD THE VETERANS ADMINISTRATION FAIL OR REFUSE TO ISSUE ITS GUARANTY OF THE LOAN SECURED BY THIS MORTGAGE UNDER PROVISIONS OF THE SERVICEMEN'S READJUSTMENT ACT OF 1944, AS AMENDED, IN THE FULL AMOUNT COMMITTED UPON BY THE VETERANS ADMINISTRATION WITHIN SIXTY DAYS(60) FROM THE DATE THE LOAN WOULD NORMALLY BECOME ELIGIBLE FOR SUCH GUARANTY, THE MORTGAGEE HEREIN MAY, AT ITS OPTION, DECLARE ALL SUMS SECURED BY THIS MORTGAGE 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;

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