

GREENVILLE CO. S. C. GREENVILLE CO. S. C.
10 17 10 05 11 17
DONNIE S. TAMPERSLEY DONNIE S. TAMPERSLEY
R.M.C. R.M.C.

BOOK 1297 PAGE 677
SOUTH CAROLINA
1300 551

MORTGAGE

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

WHEREAS: GARY DENNIS STOVER AND FLORENCE C. STOVER

Greenville County, hereinafter called the Mortgagor, is indebted to
Collateral Investment Company

, a corporation
organized and existing under the laws 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 Twenty-Eight Thousand Five Hundred and No/100
-----Dollars (\$ 28,500.00), with interest from date at the rate of
eight and one-half per centum (8½ %) per annum until paid, said principal and interest being payable
at the office of Collateral Investment Company, 2233 Fourth Avenue, North
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 Two Hundred Nineteen
and 17/100-----Dollars (\$ 219.17), commencing on the first day of
January, 1974, 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, 2003.

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 piece, parcel or lot of land, with all improvements thereon, situate, lying
and being on the southern side of Mapleton Drive, near the City of Greenville, County
of Greenville, State of South Carolina, being known and designated as Lot No. 118 as
shown on a plat of PINE FOREST Subdivision, said plat being recorded in the RMC Office
for Greenville County in Plat Book Q at Pages 106 and 107 and having such metes and
bounds as shown thereon, reference to said plat being made for a more complete description.

"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."

The carpet in the living room, three bedrooms and hall to become part of the real estate.

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;

0551

4328 RV-2