

VA Form 26-6315 (Home Loan)
Revised August 1963. Use Optional
Section 150, Title 38 U.S.C. Accept-
able to Federal National Mortgage
Association.

GREENVILLE CO. S. C.
JUN 3 4 45 PM '74
DONNIE S. TANKERSLEY
R.M.C.

1012-431

SOUTH CAROLINA

MORTGAGE



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

WHEREAS: Samuel E. Fowler and Darlene C. Fowler

of Greenville, South Carolina, hereinafter called the Mortgagor, is indebted to COLLATERAL INVESTMENT COMPANY, Its Successors and Assigns, as their Interest May Appear, 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 Five Thousand Nine Hundred Fifty and 00/100 Dollars (\$25,950.00), with interest from date at the rate of Eight & three-fourths per centum (8 3/4%) per annum until paid, said principal and interest being payable at the office of Collateral Investment Co., 2233 Fourth Ave., 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 Four & 49/100 Dollars (\$ 204.49), commencing on the first day of July, 19 74, 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 May, 2004.

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, with all improvements thereon or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, on the Northern side of Wood Circle being shown and designated as Lot No. 6 on a Plat of Wood Circle, made by Carolina Engineering and Surveying Co., dated October 25, 1963, and recorded in the RMC Office for Greenville County, S.C. in Plat Book FFF, Page 5, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the Northern side of Wood Circle at the joint front corners of Lots Nos. 6 and 7 and running thence with the joint line of said lots, N. 5-47 E., 175 feet to a point, joint rear corner of said lots; thence running along the rear of said Lot No. 6, the following courses and distances: S. 84-48 E., 80.3 feet to a point; S. 84-13 E., 9.7 feet to a point, joint rear corner of Lots Nos. 5 and 6; thence running with the joint line of said lots, S. 5-47 W., 175 feet to a point on the Northern side of Wood Circle; thence running with the Northern side of the said Wood Circle, N. 48-28 W., 88.3 feet to the point and place of beginning.

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 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 (over) 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; all the wall to wall carpets located on the above described property.

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