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GREENVILLE CO. S. C.

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SOUTH CAROLINA

CONNIE S. TANKERSLEY  
R.M.C.

VA Form 26-6318 (Home Loan)  
Revised August 1973. Use Optional.  
Section 1519, Title 38 U.S.C. Acceptable to Federal National Mortgage Association.

# MORTGAGE

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

WHEREAS: ROBERT M. BAGWELL AND DORIS D. BAGWELL

Greenville, South Carolina, 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-THREE THOUSAND NINE HUNDRED FIFTY AND NO/100**----- Dollars (\$ 23,950.00 ), with interest from date at the rate of **Eight & three quarters per centum (8-3/4%)** 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 **ONE HUNDRED EIGHTY-EIGHT AND 73/100**----- Dollars (\$ 188.73 ), commencing on the first day of **July**, 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 **June**, 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; being known and designated as Lot 134 on a plat of Sections 1 & 2 of Western Hills, recorded in the RMC Office for Greenville County in plat book QQ at pages 98 & 99, and a more recent plat of Property of Robert M. Bagwell and Doris D. Bagwell, prepared by Carolina Surveying Co., dated May 29, 1974 and having, according to the more recent plat, the following metes and bounds, to-wit: BEGINNING at an iron pin on the north-eastern side of Laramie Drive, joint front corner of lots 134 & 133 and running thence with said Laramie Drive, N. 28-01 W. 90 feet to an iron pin; joint front corner of lots 134 & 135; thence N. 57-24 E. 173.2 feet to an iron pin; thence S. 36-56 E. 90 feet to an iron pin; thence S. 33-54 E. 45.8 feet to an iron pin; thence S. 64-36 E. 145.9 feet to an iron pin, being the point 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 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 Together with all and singular the improvements thereon and the rights, members, hereditaments, and appurtenances (see over) 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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