

MORTGAGE

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

WHEREAS: PETER CHASE and SYLVANN CHASE

Taylor, South Carolina, hereinafter called the Mortgagor, is indebted to

COLLATERAL INVESTMENT COMPANY

organized and existing under the laws of the State of Alabama, a corporation
 called Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incor-
 porated herein by reference, in the principal sum of Eighteen Thousand Three Hundred and
 no/100ths ----- Dollars (\$ 18,300.00), 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 Collateral Investment Company, 2233 Fourth Avenue, North,
 in Birmingham, Alabama 35203, 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 Thirty-
 four and 32/100ths ----- Dollars (\$ 134.32), commencing on the first day of
 April, 1975, 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 March, 2005.

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 buildings and
 improvements thereon, situate, lying and being on the eastern side
 of Meridian Avenue, in Greenville County, South Carolina, being
 known and designated as Lot No. 67 on a plat of SUPER HIGHWAY
 HOME SITES, made by Dalton & Neves, Engineers, dated May, 1946,
 recorded in the RMC Office for Greenville County, South Carolina,
 in Plat Book P, at page 53, reference to which plat is hereby
 craved for the metes and bounds thereof.

The Mortgagors covenant and agree 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, they 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 Mortgagors covenant and agree that should this mortgage or the note
 secured hereby not be eligible for guaranty or insurance under Serviceman'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, at its option, declare
 all notes secured hereby 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;