

FILED
GREENVILLE CO. S. C.

BOOK 1371 PAGE 509

JUN 23 4 42 PM '76

SOUTH CAROLINA

VA Form 26-6324 (Home Loan)
Revised September 1975. Use Options
Section 1510, Title 38 U.S.C. Accept-
able to Federal National Mortgage
Association.

BONNIE S. TANKERSLEY
R.M.C.

MORTGAGE

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

WHEREAS: John Lester and Hazel D. Lester

Greenville, South Carolina of
Collateral Investment Company, hereinafter called the Mortgagor, is indebted to

, a corporation
, hereinafter
organized and existing under the laws of Alabama
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 -----TWENTY THOUSAND AND NO/100-----
-----Dollars (\$ 20,000.00), with interest from date at the rate of
Eight & One-Half per centum (8 1/2%) 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, Fifty-
Three and 80/100----- Dollars (\$ 153.80), commencing on the first day of
August 1, 19 76, 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 July 1, 2006. ,

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 all that certain piece, parcel or lot of land located in the County of Greenville,
State of South Carolina, and being known and designated as Lot No. 14 of J. H. Mauldin
Property according to a plat recorded in the RMC Office of Greenville County in Plat
Book JJ, Page 117 and having, according to a more recent plat entitled "Property of
John Lester & Hazel D. Lester" by Freeland & Associates dated June 25, 1976, the
following metes and bounds, to wit:

BEGINNING at an old iron pin on the eastern side of Old Augusta Road at the joint
front corner of Lots 13 and 14 and running thence with the line of Lot 13, N. 82-08
E. 130.3 feet to an old iron pin on the bank of the creek; thence N. 2-51 W. 80
feet to an iron pin at the joint rear corner of Lots 14 and 15; thence with the line
of Lot 15, S. 87-09 W. 162 feet to an old iron pin on the eastern side of Old Augusta
Road; thence with the eastern side of Old Augusta Road, S. 22-22 E. 96.9 feet to an
old iron pin at 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 & 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, 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;

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