

SOUTH CAROLINA  
FILE FORM NO. 2175M  
Rev. September 1972  
GREENVILLE  
R.M.C.

# MORTGAGE

This form is used in connection with mortgages insured under the title insurance provisions of the National Housing Act.

### MORTGAGEE'S ADDRESS:

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE } 2233 Fourth Avenue, North  
Birmingham, Alabama 35203

TO ALL WHOM THESE PRESENTS MAY CONCERN: WE, STEVE M. PLITKA AND TWANA L. PLITKA

Greenville, South Carolina hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto

### COLLATERAL INVESTMENT COMPANY

a corporation  
organized and existing under the laws of Alabama hereinafter  
called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are in-  
corporated herein by reference, in the principal sum of Twelve Thousand, Four Hundred and No/100-----  
Dollars (\$ 12,400.00----- ), with interest from date at the rate  
of eight and 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, in monthly installments of  
One Hundred, Seven and 63/100----- Dollars (\$ 107.63----- ),  
commencing on the first day of November 1976, and 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 October, 1996

NOT, KNOW ALL MEN, That the 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 Mort-  
gagor 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, and released, and by these presents does  
grant, bargain, sell, and release unto the Mortgagee, its successors and assigns, the following-described real  
estate situated in the County of Greenville

State of South Carolina: on the southern side of Center Street and being known and designated  
as Lot No. 34 on Plat of Section One, Subdivision For Burlington Industries, Inc.  
recorded in the RMC Office for Greenville County in Plat Book "JJJ" at Page 10.  
Said lot fronts 70.7 feet on the southern side of Center Street and runs back to a  
depth of 146.8 feet on the west side and to a depth of 159 feet on the east side and  
is 77.6 feet across the rear.

The above is the same property conveyed to the Mortgagors by Helen F. Bishop by her  
Deed of even date and recorded herewith.

The Mortgagor covenants and agree so long as this mortgage and the said note secured  
hereby are insured under the National Housing Act, they will not execute or file for  
record any instrument which imposes a restriction upon the sale or occupancy of the  
mortgage 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  
mortgage immediately due and payable.



Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in  
any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom,  
and including all heating, plumbing, and lighting fixtures and equipment now or hereafter attached to or used in  
connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns  
forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple ab-  
solute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the premises  
are free and clear of all liens and encumbrances whatsoever. The Mortgagor further covenants to warrant and for-  
ever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagor and all per-  
sons whomsoever lawfully claiming the same or any part thereof.

The Mortgagor covenants and agrees as follows:

1. That he will promptly pay the principal of and interest on the indebtedness evidenced by the said note, at  
the times and in the manner therein provided. Privilege is reserved to pay the debt in whole, or in an amount equal  
to one or more monthly payments on the principal that are next due on the note, on the first day of any month prior  
to maturity; provided, however, that written notice of an intention to exercise such privilege is given at least thirty  
(30) days prior to prepayment.

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