

Collateral Investment Company
2233 Fourth Avenue North
Birmingham, Alabama 35203

FILED
GREENVILLE CO. S. C.

BOOK 1381 PAGE 124

VA Form 26-6338 (Home Loan)
Revised September 1975. Use Optional.
Section 1510, Title 38 U.S.C. Acceptable to Federal National Mortgage Association.

OCT 22 11 43 AM
DONNIE S. TANNERSLEY
R.M.C.

SOUTH CAROLINA

MORTGAGE

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

WHEREAS:

James R. Cannon and Dale M. Cannon
Greenville, South Carolina

of
, 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-six Thousand Two Hundred and no/100---
-----Dollars (\$ 26,200.00), 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
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 Ninety-
two and 31/100-----Dollars (\$ 192.31), commencing on the first day of
December, 1976, 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 November, 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;

ALL that certain piece, parcel or lot of land, with the buildings and improvements
thereon, lying and being on the westerly side of June Lane, near the City of Greenville,
in the County of Greenville, State of South Carolina, and being known and designated as
Lot No. 25 on plat of Pecan Terrace, Section 2, as recorded in the R.M.C. Office for
Greenville County in Plat Book EE, at page 108, having the following metes and bounds,
to-wit: BEGINNING at an iron pin on the western side of June Lane at the joint front
corner of Lots 25 and 26 and running thence with line of said lots N. 75-48 W. 128 feet
to an iron pin; thence running N. 31-49 W. 57.3 feet to an iron pin; thence running
N. 30-37 E. 47.1 feet to an iron pin at the joint rear corner of Lots 24 and 25; thence
running with line of said lots S. 75-48 E. 155.5 feet to an iron pin on the western side
of June Lane at the joint front corner of Lots 24 and 25; thence running with the western
side of June Lane S. 14-12 W. 85 feet to an iron pin the point of beginning. THIS being
the same property conveyed to James C. Ford by deed recorded in the R.M.C. Office for
Greenville County December 15, 1964, in Deed Book 763 at page 351.

"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 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, as 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:

403201 22C
350 M

0124

4328 RV-2

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP
TAX
OCT 22 1976
10.48