

1438

VA Form 26-6335 (Home Loan)
Revised September 1975. Use Optional.
Section 1510, Title 38 U.S.C. Accept-
able to Federal National Mortgage
Association.

FILED
GREENVILLE CO. S. C.

SOUTH CAROLINA

NOV 27 12 54 PM '78
MORTGAGE
R.M.C.

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

WHEREAS:

ARNOLD S. ZELLMAN and CAROL T. ZELLMAN of
102 Collinwood Lane, Taylors, S. C. ^{a.s.g.}, hereinafter called the Mortgagor, is indebted to
Collateral Investment Company, 2100 First Avenue North, Birmingham,
Alabama, 35203 ^{CT3}, a corporation
organized and existing under the laws of the State of Alabama, hereinafter
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 THIRTY TWO THOUSAND FIVE HUNDRED AND
NO/100-----Dollars (\$32,500.00--), with interest from date at the rate of
NINE----- per centum (9--%) 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 TWO HUNDRED SIXTY
ONE AND 62/100-----Dollars (\$261.62-----), commencing on the first day of
August, 19 78, 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, 2008.

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 the buildings and improve-
ments thereon, on the eastern side of Collinwood Lane being known and
designated as Lot No. 5, Collinwood Park, a plat of which is recorded in
the R.M.C. Office for Greenville County, South Carolina, in Plat Book CCC,
Page 27.

Being the same conveyed to the Mortgagor by deed of Harry Donner and
Birdie Donner, by deed to be recorded herewith.

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 immedi-
ately 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 Ser-
vicemen's Readjustment Act within 90 days from the date hereof (written
statement of any officer or authorized agent of the Veterans Administra-
tion 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

STATE OF SOUTH CAROLINA
DOCUMENTARY
STAMP
TAX
\$ 13.00
FEB 1978

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