

FILED  
GREENVILLE CO. S. C.

APR 17 3 23 PM '72

BOOK 1229 PAGE 409

VA Form 26-6328 (Home Loan)  
Revised August 1963, Use Optional  
Section 1210, Title 38 U.S.C. Accept-  
able to Federal National Mortgage  
Association.

OELLIE FARNSWORTH  
R.M.C.

SOUTH CAROLINA

## MORTGAGE

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

WHEREAS:

Billy Irby

Greenville, South Carolina

, hereinafter called the Mortgagor, is indebted to

Collateral Investment Company

, a corporation  
organised 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 incor-  
porated herein by reference, in the principal sum of Nineteen Thousand One Hundred and  
No/100----- Dollars (\$ 19,100.00), with interest from date at the rate of  
seven per centum ( 7 %) 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 Twenty-  
Seven and 21/100----- Dollars (\$ 127.21 ), commencing on the first day of  
May, 19 72, 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, 2002.

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 situate, lying and being in the  
County of Greenville, State of South Carolina, being known and designated  
as the major portion of Lot No. 92 as shown on a plat of Glendale Heights  
of record in the Office of the RMC for Greenville County in Plat Book KK,  
Page 143, and being more specifically shown on a plat entitled Property  
of Everett P. McCartt of record in the Office of the RMC for Greenville  
County in Plat Book TT, Page 37, reference to said latter plat being  
craved for a metes and bounds description thereof.

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 liegible for guaranty or insurance under the  
Serivcemen'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; refrigerator