

SOUTH CAROLINA

VA Form 26-6316 (Home Loan)
Revised August 1963. Use Optional
Form 1519, Title 38 U.S.C. Acceptable
to Federal National Mortgage
Association.

OCT 10 3 20 PM '73

DONNIE S. TANKERSLEY
R.H.C.

MORTGAGE

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

WHEREAS:

G. Kent Elkins and Linda G. Elkins of
Greenville, South Carolina, 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 incor-
porated herein by reference, in the principal sum of Twenty-Six Thousand, Nine Hundred Fifty
and No/100-----Dollars (\$ 26,950.00), 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 delivered or mailed to the Mortgagor, in monthly installments of Two Hundred Seven
and 25/100-----Dollars (\$ 207.25), commencing on the first day of
November, 1973, 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 September, 2003.

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 State
of South Carolina, County of Greenville, being known as Lot 289 on plat of Section
"B" Gower Estates and recorded in the R. M. C. Office for Greenville County in
Plat Book XX at Page 36, together with all fixtures specifically including the
wall-to-wall carpet in the livingroom, diningroom and three bedrooms, the range
or counter top unit in the kitchen and the patio.

The mortgagors covenant and agree that so long as this mortgage and the
said note secured hereby are guaranteed under the provisions of the Servicemen's
Readjustment Act of 1944, as amended, they 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 mortgagors covenant and agree 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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