MORTGAGE

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

Whereas: William Dorn Wilson and Guynell C. Wilson

Greenville County, 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 incorporated herein by reference, in the principal sum of Twenty Thousand Nine Hundred Fifty ------------------------------------ Dollars ($ 20,950.00), with interest from date at the rate of Eight and 1/4----per centum (8¼ %) 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 Fifty-seven and 54/100--------------- Dollars ($ 157.54), commencing on the first day of ~~April~~ May , 1974 , 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 ~~February~~ March, 2004.
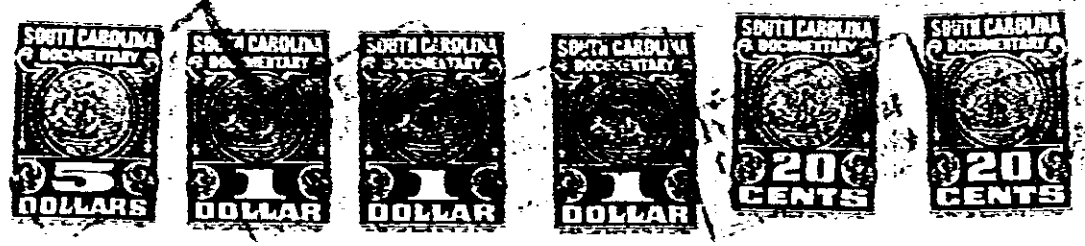
Now, Know All Men, that Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars ($3) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery 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 on the northern side of E. Gulliver Street, in the City of Fountain Inn, County of Greenville, State of South Carolina, as shown on a plat entitled "Property of William Dorn Wilson and Guynell C. Wilson", prepared by Dalton & Neves Co., Engineers, dated March, 1974, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book _____ at Page _____, reference to said plat being craved for a metes and bounds description thereof.

The mortgagors covenant and agree 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, 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 (continued on Page 2)

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;