



# Roosevelt Federal Savings and Loan Association

900 Roosevelt Parkway  
Chesterfield, Missouri 63017  
314-532 6200

ESCROW

**MORTGAGE**

LOAN NUMBER 210002110

VOL 1687 PAGES 681

**Adjustable Rate Mortgage — South Carolina**

THIS MORTGAGE, is made this 30th day of OCTOBER, 1984  
between the Mortgagor, THOMAS A. MANN

(herein "Borrower"),  
and the Mortgage, ROOSEVELT FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of the United States of America, whose address is 900 Roosevelt Parkway, Chesterfield, Missouri 63017 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the original principal amount of SIXTY THOUSAND AND 00/100----

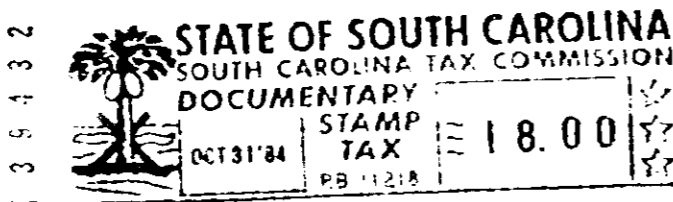
----- Dollars, (U.S. \$60,000.00 )  
with interest, which indebtedness is evidenced by Borrower's Adjustable Rate Note dated OCTOBER 30, 1984 (herein "Note"), payable in monthly installments and a final installment due on NOVEMBER 1, 2014, with provision for periodic change in the interest rate and the monthly payment amount, a true copy of which Note is annexed to this Mortgage and is incorporated by reference herein as a part hereof.

TO SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein contained, and (b) the repayment of any future advances, with interest thereon, made to Borrower by Lender pursuant to paragraph 20 hereof (herein "Future Advances"), Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in the County of GREENVILLE, State of South Carolina:

ALL that certain piece, parcel or lot of land, situate, lying and being in the State of South Carolina, County of Greenville, located on Byrd Boulevard, in the City of Greenville, being known and designated as Lot No. 161 on Plat of second revision of Traxler Park, recorded in the RMC Office for Greenville County, South Carolina in Plat Book F at Pages 114 and 115, and being further shown on a more recent plat by Freeland & Associates, dated October 19, 1984, entitled "Property of Thomas A. Mann", recorded in the RMC Office for Greenville County in Plat Book 11-A at Page 72, and having, according to said latter plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Byrd Boulevard at the joint front corner of Lots Nos. 160 and 161 and running thence along the common line of said lots, S. 14-44 W. 182.63 feet to an iron pin; thence turning and running along the common line with Lot No. 101, N. 52-50 W. 74.84 feet to an iron pin at the joint rear corner with Lot No. 100; thence running along the common line with Lot No. 100, N. 12-23 E. 147.37 feet to an iron pin on the southern side of Byrd Boulevard; thence along the southern side of Byrd Boulevard, S. 80-26 E. 75.55 feet to an iron pin, the point of beginning.

This is the same property conveyed to the mortgagor herein by deeds of W. Howard Fowler dated October 9, 1984, and Sally F. Parrott dated October 30, 1984, and recorded herewith.



which has the address of  
South Carolina

12 BYRD BLVD.  
(Street)  
29805  
(Zip Code)

GREENVILLE  
(City)  
(herein "Property Address");

TO HAVE AND TO HOLD unto Lender and Lender's successors and assigns, forever, together with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water, water rights, and water stock, and all fixtures now or hereafter attached to the property, all of which, including replacements and additions thereto, shall be deemed to be and remain a part of the property covered by this Mortgage; and all of the foregoing, together with said property (or the leasehold estate if this Mortgage is on a leasehold) are herein referred to as the "Property".

Borrower Covenants that Borrower is lawfully seized of the estate hereby conveyed and has the right to mortgage, grant and convey the Property, that the Property is unencumbered, and that Borrower will warrant and defend generally the title to the Property against all claims and demands, subject to any declarations, easements or restrictions listed in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.

Borrower and Lender covenant and agree as follows:

1. **Payment of Principal and Interest.** Borrower shall promptly pay when due the principal of and interest on the indebtedness evidenced by the Note and adjusted as provided herein; late charges as provided in the Note, and the principal of and interest on any Future Advances secured by this Mortgage.

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