

ESCROW FILED

GREENVILLE, SC

MORTGAGE

LOAN NUMBER 210002217

Adjustable Rate Mortgage — South Carolina

Nov 29 3 14 PM '84

THIS MORTGAGE is made this 28th day of NOVEMBER, 1984
between the Mortgagors, **DAVID SCOTT HART AND CRISTAL HART**
R.M.C. (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").

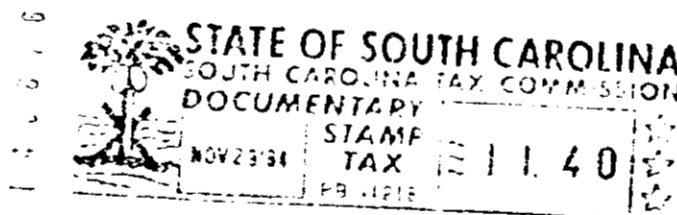
WHEREAS, Borrower is indebted to Lender in the original principal amount of **THIRTY EIGHT THOUSAND AND 00/100**

----- Dollars, (U.S. \$ 38,000.00)
with interest, which indebtedness is evidenced by Borrower's Adjustable Rate Note dated **NOVEMBER 28, 1984** (herein "Note"), payable in monthly installments and a final installment due on **NOVEMBER 28, 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 City of Greenville, County of Greenville, State of South Carolina, on the southeastern side of Mayfair Lane and being shown as a lot entitled "Screen" on a plat of Holmes Acres made by Dalton & Neves, Engineers, in February, 1951, said plat is recorded in the RMC Office for Greenville County in Plat Book 2 at Page 1 and being shown on a more recent plat entitled "Property of David Scott Hart and Cristal H. Hart", prepared by Carolina Surveying Company, dated November 21, 1984, and recorded in the RMC Office for Greenville County in Plat Book 11-C at Page 89, and having such metes and bounds as shown on the more recent plat, reference to which is hereby made for a more complete description.

THIS is the same property as that conveyed to the Mortgagors herein by deed of Charles B. Stone, dated November 28, 1984, and recorded in the RMC Office for Greenville County of even date herewith.



which has the address of **17 MAYFAIR LANE** **GREENVILLE**
(Street) (City)
South Carolina **29609** (herein "Property Address");
(Zip Code)

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 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 seised 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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