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Dec 15 12 33 PH '78 BONNIE S.TANKERSLEY R.M.C.

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION

GREENVILLE, SOUTH CAROLINA

MODIFICATION & ASSUMPTION AGREEMENT

| COUNTY OF OPPENUITE | |
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| COUNTY OF GREENVILLE | |
| WHEDEAC Fidality Federal Cavings and Loop Ac- | sociation of Greenville, South Carolina, hereinafter referred to as the ASSO- |
| WHEREAS FIGHTLY rederat Savings and Loan Ass | e dated August 20, 1975, executed by |
| CIATION, is the owner and holder of a promissory note | dated Rugust 203 1272 , executed by 28 000 00 |
| ✓ Franklin Enterprises, Inc. | in the original sum of \$28,000.00 bearing |
| interest at the rate of $\frac{8}{3}$ 3/4 α and secured by a | first mortgage on the premises being known as 401 Ike's Road, |
| 1.31 acres, Greenville County, Taylors | S.C. , which is recorded in the RMC office for |
| Greenville County in Mortgage Book 1347 to the undersigned OBLIGOR(S), who has (have) agree WHEREAS the ASSOCIATION has agreed to said assumption of the mortgage loan, provided the interest rate ofnine_(9%) | transfer of ownership of the mortgaged premises to the OBLIGOR and his rate on the balance due is increased from 3/4 to a present |
| rate of | s nerematter stated. |
| NOW, THEREFORE, this agreement made and ent | ered into this 14th day of December 1976, by and between |
| the ASSOCIATION, as mortgagee, and as assuming OBLIGOR, | Burdette and Marie H. Burdette |
| ** | UITNECCETH. |
| | VITNESSETH: |
| In consideration of the premises and the further sun hereby acknowledged, the undersigned parties agree as (1) That the loan balance at the time of this assur | of \$1.00 paid by the ASSOCIATION to the OBLIGOR, receipt of which is follows: mption is \$27,730.73; that the ASSOCIATION is presently increas- |
| | That the OBLIGOR agrees to repay said obligation in monthly installments |
| | ed first to interest and then to remaining principal balance due from month to |
| | January 1 19.77 |
| month with the first monthly payment being due (2) THE UNDERSIGNED agree(s) that the afore of the ASSOCIATION be increased to the maximum ra | esaid rate of interest on this obligation may from time to time in the discretion ate per annum permitted to be charged by the then applicable South Carolina |
| law Provided knowner that in re event shall the marin | mum rate of interest exceed NINE (9)% per annum on |
| - ORI (COM/S) and such increase shall become effective | mum rate of interest exceed NINE (9)% per annum on en notice of any increase in interest rates to the last known address of the e thirty (30) days after written notice is mailed. It is further agreed that the portion to increments in interest rates to allow the obligation to be retired experted prior to any escalation in interest rate. |
| (3) Should any installment payment become due fo "LATE CHARGE" not to exceed an amount equal to f | ir a period in excess of (15) litteen days, the ASSOCIATION may collect a live per centum (5%) of any such past due installment payment. |
| (4) That all terms and conditions as set out in the this Agreement. | note and mortgage shall continue in full force, except as modified expressly by |
| (5) That this Agreement shall bind jointly and sev | erally the successors and assigns of the ASSOCIATION and OBLIGOR, his |
| heirs, successors and assigns. IN WITNESS WHEREOF the parties hereto have | set their hands and seals this 14th day of December 19 76. |
| III TITITUD TITITUDE THE DEFINES HETCH HATC | Set their names and seals this have of |
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| | _ |
| In the presence of: | FIDELLY FEDERAL SATINGS & LOAN ASSOCIATION |
| 4.3 | _ |
| In the presence of: | FIDELITY FEDERAL STATINGS & LOAN ASSOCIATION BY: SILLIA SILLIA (SEAL) |
| In the presence of: | FIDELLY AFEDERAL SATINGS & LOAN ASSOCIATION |
| In the presence of: | FIDELITY FEDERAL STATINGS & LOAN ASSOCIATION BY: LILLY LINES & LOAN ASSOCIATION (SEAL) |
| In the presence of: | FIDELITY FEITERAL SATINGS & LOAN ASSOCIATION BY: Suppose Division (SEAL) C. Vayne Burdette Harrie H. Burdette |
| In the presence of: | FIDELITY FEDERAL SATINGS & LOAN ASSOCIATION BY: Super Equility (SEAL) C. Vayne Burdette Marie H. Burdette (SEAL) |
| In the presence of: | FIDELITY FEDERAL SATINGS & LOAN ASSOCIATION BY: Suppose Divide to C. Vayne Burdette Grant H. Burdette Marie H. Burdette |
| In the presence of: | FIDELY FEITERAL SATINGS & LOAN ASSOCIATION BY: Super Equility (SEAL) C. Vayne Burdette Marie H. Burdette (SEAL) |
| In the mesence of: Santra Barbrey Santravi H. Calet | FIDELITY FEITERAL SATINGS & LOAN ASSOCIATION BY: SHULL A LIGHT ASSOCIATION C. Vayne Burdette Flatte W. Graffttt (SEAL) Marie H. Burdette Assuming OBLIGOR(S) |
| In the presence of: Santzuroi H. Calet CONSENT AND AGRES | FIDELITY FEDERAL SATINGS & LOAN ASSOCIATION BY: Compression of the Com |
| In the presence of: Santzura: H. Caleb CONSENT AND AGREE In consideration of Fidelity Federal Savings and L consideration of One dollar (\$1.00), the receipt of wh | FIDELITY FEITERAL SERVINGS & LOAN ASSOCIATION BY: SUMME DIVISION (SEAL) C. Wayne Burdette GEAL) Marie H. Burdette Assuming OBLIGOR(S) CAN Association's consent to the assumption outlined above, and in further ich is hereby acknowledged. I (well, the undersigned(s) as transferring OBLI- |
| CONSENT AND AGRED Consideration of Fidelity Federal Savings and L consideration of One dollar (\$1.00), the receipt of wh GOR(S) do hereby consent to the terms of this Modific | FIDELLY FEDERAL SATINGS & LOAN ASSOCIATION BY: (SEAL) C. Vayne Burdette Harte H. Burdette Assuming OBLIGOR(S) EMENT OF TRANSFERRING OBLIGOR(S) EMENT OF TRANSFERRING OBLIGOR(S) can Association's consent to the assumption outlined above, and in further ich is hereby acknowledged, I (well, the undersigned(s) as transferring OBLIcation and Assumption Agreement and agree to be bound thereby. |
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| In the presence of: Santzuro: H. Co. (L.) CONSENT AND AGRE! In consideration of Fidelity Federal Savings and L consideration of One dollar (\$1.00), the receipt of wh GOR(S) do hereby consent to the terms of this Modific In the presence of: | FIDELITY FEDERAL SATINGS & LOAN ASSOCIATION BY: SEAL (SEAL) C. Vayne Burdette Harte N. Graditte (SEAL) Marie H. Burdette Assuming OBLIGOR(S) EMENT OF TRANSFERRING OBLIGOR(S) can Association's consent to the assumption outlined above, and in further ich is hereby acknowledged, I (well, the undersigned(s) as transferring OBLIcation and Assumption Agreement and agree to be bound thereby. FRANKLIN EXERPRISES, LYC. (SEAL) |
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| In the presence of: Santruck H. Cach CONSENT AND AGRE In consideration of Fidelity Federal Savings and L consideration of One dollar (\$1.00), the receipt of wh GOR(S) do hereby consent to the terms of this Modific In the presence of: Sancha Boilean State of South Carolina) COUNTY OF GREENVILLE) | FIDELITY FEDERAL STAINGS & LOAN ASSOCIATION BY: Marie M. Marie M. Burdette GEAL) C. Wayne Burdette GEAL) Marie H. Burdette Assuming OBLIGOR(S) EMENT OF TRANSFERRING OBLIGOR(S) coan Association's consent to the assumption outlined above, and in further ich is hereby acknowledged, I (wel, the undersigned(s) as transferring OBLItation and Assumption Agreement and agree to be bound thereby. FRANKLIN EXTERPRISES, AMC. (SEAL) BY: (SEAL) Transferring OBLIGOR(S) PROBATE |
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| CONSENT AND AGRED In consideration of Fidelity Federal Savings and Leconsideration of One dollar (\$1.00), the receipt of whe GOR(S) do hereby consent to the terms of this Modific In the presence of: Jandia Boiling State of the County of GREENVILLE | FIDELITY FEDERAL SATINGS & LOAN ASSOCIATION BY: JULY JULY A GREEN (SEAL) C. Vayne Burdette Hart H. Burdette Assuming OBLIGOR(S) EMENT OF TRANSFERRING OBLIGOR(S) EMENT OF TRANSFERRING OBLIGOR(S) EMENT OF TRANSFERRING OBLIGOR(S) EMENT OF TRANSFERRING OBLIGOR(S) FRANKLIK EXPERIESES, JUC. (SEAL) BY: (SEAL) Transferring OBLIGOR(S) PROBATE The made oath that (s)he saw Fidelity Federal Savings and Loan urdette, Marie H. Burdette & Franklin Enterprises, Inc. |
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At 12:33 P.M.

RECORDED DEC 15'76