ADJUSTABLE RATE RIDER
(Interest Rate Limits)

THIS ADJUSTABLE RATE RIDER is made this ...11th... day of ....June......................., 19..84.., and is incorporated into and shall be deemed to amend and supplement the Mortgage, Deed of Trust, or Deed to Secure Debt (the "Security Instrument") of the same date given by the undersigned (the "Borrower") to secure Borrower's Adjustable Rate Note to ...COMMERCIAL CREDIT MORTGAGE COMPANY..
....(the "Lender") of the same date (the "Note") and covering the property described in the Security Instrument and located at:

4649 Old Spartanburg Road Unit 93 Jamestowne II Taylors, S.C. 29687.............................
[Property Address]

The Note contains provisions allowing for changes in the interest rate every year subject to the limits stated in the Note. If the interest rate increases, the Borrower's monthly payments will be higher. If the interest rate decreases, the Borrower's monthly payments will be lower.

THE NOTE MATURES AND IS PAYABLE IN FULL AT THE END OF 10 YEARS WHICH MEANS THAT I MUST THEN REPAY THE ENTIRE PRINCIPAL BALANCE OF THE NOTE. A LARGE PAYMENT WILL BE DUE BY ME AT THE MATURITY OF THE NOTE. THE NOTE HOLDER IS UNDER NO OBLIGATION TO REFINANCE THE NOTE AT THAT TIME. I WILL THEREFORE BE REQUIRED TO MAKE PAYMENT OUT OF OTHER ASSETS THAT I MAY OWN OR I WILL HAVE TO FIND A LENDER WILLING TO LEND ME THE MONEY AT PREVAILING MARKET RATES WHICH MAY OR MAY NOT BE CONSIDERABLY HIGHER THAN THE INTEREST RATE OF THE NOTE.

ADDITIONAL COVENANTS. In addition to the covenants and agreements made in the Security Instrument, Borrower and Lender further covenant and agree as follows:

A. INTEREST RATE AND MONTHLY PAYMENT CHANGES

The Note provides for an initial interest rate of 10.375........%. Section 4 of the Note provides for changes in the interest rate and the monthly payments, as follows:

"4. INTEREST RATE AND MONTHLY PAYMENT CHANGES

(A) Change Dates
The interest rate I will pay may change on the first day of ....July 1...................., 19...85...., and on that day every 12th month thereafter. Each date on which my interest rate could change is called a "Change Date."

(B) The Index
Beginning with the first Change Date, my interest rate will be based on an Index. The "Index" is the weekly average yield on United States Treasury securities adjusted to a constant maturity of 1 year, as made available by the Federal Reserve Board. The most recent Index figure available as of the date 45 days before each Change Date is called the "Current Index."
If the Index is no longer available, the Note Holder will choose a new index which is based upon comparable information. The Note Holder will give me notice of this choice.

(C) Calculation of Changes
Before each Change Date, the Note Holder will calculate my new interest rate by adding 2.875.... percentage points (.2.875....%) to the Current Index. The Note Holder will then round the result of this addition to the nearest one-eighth of one percentage point (0.125%). Subject to the limits stated in Section 4(D) below, this rounded amount will be my new interest rate until the next Change Date.
The Note Holder will then determine the amount of the monthly payment that would be sufficient to repay the unpaid principal balance of my loan as of the Change Date in full on an assumed maturity date of _____July 1,_____, 2014 ; at my new rate of interest in ubstantially equal payments. The result of this calculation will be the new amount of my monthly payment. I understand however that since the maturity date of my loan is ____July 1,_____, 19_94_, my monthly payments will not payoff in full the principal balance and that a large payment will be due by me on the maturity date.

(D) Limit on Interest Rate Changes
The rate of interest I am required to pay shall never be increased on any single Change Date by more than ☐ one percentage point (1.0%) ☒ two percentage points (2.0%) [Check only one box] from the rate of interest I have been paying for the preceding twelve months. My interest rate also shall never be greater than 15.50...%.

(E) Effective Date of Changes
My new interest rate will become effective on each Change Date. I will pay the amount of my new monthly payment beginning on the first monthly payment date after the Change Date until the amount of my monthly payment changes again.

(F) Notice of Changes
The Note Holder will mail or deliver to me a notice of any changes in the amount of my monthly payment before the effective date of any change. The notice will include information required by law to be given me and also the title and telephone number of a person who will answer any question I may have regarding the notice."

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