28373 June 25, 8:58 a. m., 1970

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FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION

GREENVILLE, SOUTH CAROLINA

MODIFICATION & ASSUMPTION AGREEMENT

STATE OF SOUTH CAROLINA	Loan Account No. DR 16318
COUNTY OF GREENVILLE	
WHEREAS Fidelity Federal Savings and Loan Association	of Greenville, South Carolina, hereinafter referred to as the ASSO-
CIATHIN, is the owner and holder of a promission mate dated	January In. 1970
Williams and Eula Godfrey Williams	in the original sum of \$ 9,500.00 bearing
INTORNER OF PING POTO OF CTV (f) and a	
Plat of Multiple Duplex Housing for O.B. Go	dfrey. which is recorded in the DNC office of
Greenville County in Mortgage Book 1147	oftgage on the premises being known as 1FGCL 2 dfrey. , which is recorded in the RMC office for age 119, title to which property is now being transferred into said mortgage loan and to pay the balance due thereon; and to ownership of the mortgaged premises to the CPI COT.
WHEREAS the ASSOCIATION has agreed to said transfer	ime said mortgage loan and to pay the balance due thereon; and of ownership of the mortgaged premises to the OBLIGOR and his
assumption of the mortgage loan, provided the interest rate on	the balance due is increased from 6
rate of	o this 23rd _{day of} June , 19 70, by and between
NOW, THEREFORE, this agreement made and entered into	this 23rd _{day} of June , 19 /0, by and between
as assuming OBLIGOR,	
WITNI	ESSETH
In consideration of the promises and the foother area of or an	111
hereby acknowledged, the undersigned parties agree as follows: (1) That the loan belance at the time of this resumming:	\$\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\
ing the interest rate on the balance to	that the ASSOCIATION is presently increas-
of S 67.46 cach with navments to be applied first to	OBLIGOR agrees to repay said obligation in monthly installments interest and then to remaining principal balance due from month to
month with the first monthly payment being due July 1	interest and then to remaining principal balance due from month to
(2) THE UNDERSIGNED agree(s) that the aforesaid rate	of interest on this obligation may from time to time in the discretion
law Provided however that is no exert that it and	of interest on this obligation may from time to time in the discretion mum permitted to be charged by the then applicable South Carolina
the balance due. The ASSOCIATION shall send written notice	of interest exceed not applicable ()% per annum en of any increase in interest rates to the last known address of the 30) days after witten notice is not the last known address of the
monthly installment nayments may be adjusted in appropriate	757 May 5 Mirter written horize is mailed. It is further agreed that the
(3) Should any installment navigent become due for a maniful	to any escaution in interest rate.
"LATE CHARGE" not to exceed an amount equal to five per cel (4) Privilege is reserved by the obliger to make additional	or to any escalation in interest rate, in excess of (15) fifteen days, the ASSOCIATION may collect a ntum (5%) of any suca past due installment payment.
ments, including obligatory principal payments do not included the	ay here on the principal balance assumed providing that such pay-
per centum (20%) of the original principal balance organized and	to disadired. Further physicine is reserved to pay in excess of twenty
between the undersigned parties Provided however the auties to	all the of interest necording to the terms of this agreement
thirty (30) day notice period after the ASSOCIATION has alleged	additional premium during any
this Agreement	nortgage shall continue in full force, except as modified expressly by
(0) I not this Agreement shall bind jointly and severally the	and the second s
	successors and assigns of the ASSOCIATION and OBLIGOR, his
	nands and seals this 23rd day of June 19 70
IN WITNESS WHEREOF the parties hereto have set their l In the presence of:	hands and seals this 23rd day of June 19 70
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