

S.C.
FEB '82

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

EXTENSION AND MODIFICATION AGREEMENT

Virginia B. Mann and David B. Mann,

Seller,

To

Margaret L. Morgan,

Buyer.

Re: Contract for Deed
Date: March 24, 1981
Date of Record: March 30, 1981
Deed Book: 1145, Page 305

WHEREAS, this agreement made and entered into this 24th day of March, 1982, by and between Margaret L. Morgan of Greenville County, South Carolina, hereinafter referred to as Buyer, and Virginia B. Mann and David B. Mann, hereinafter referred to as Seller.

WITNESSETH:

WHEREAS, the above contract for deed was duly executed by the Seller on the date indicated, in the amount and rate as specified, and having the maturity as referred to hereinabove; and

WHEREAS, on even date, the Seller made and executed a mortgage on real property, which mortgage is referred to hereinabove, and constitutes a valid first lien against said premises; and

WHEREAS, the balance now due on said note and mortgage amounts to \$ 35,216.12, and it is mutually agreeable to extend the maturity of said contract for deed as set forth below; In monthly payments of \$404.33 beginning 4-1-82 to be applied first to interest, balance to principal.

NOW, THEREFORE, it is agreed by and between the Seller and the Buyer that said contract for deed shall be due and payable on the 24th day of March, 1982; that interest thereon shall be at the rate of 13 1/2% per annum during the extension period; that the lien of the contract shall be continued in full force and effect and that except as herein modified, by mutual consent of the parties hereto, all of the terms and conditions of the contract shall be and remain in full force and effect except the interest rate which is amended above.

Amount Financed (Amount of Note)	\$ <u>35,216.12</u>
Less:	\$ _____
S.C. Documentary Stamps	\$ _____
Credit Life Insurance	\$ _____
Net Proceeds to Borrower	\$ <u>25,216.12</u>
FINANCE CHARGE	\$ <u>4,754.18</u>
Total of Payments	\$ <u>39,970.31</u>
(Amount Financed & Finance Charge)	\$ _____
ANNUAL PERCENTAGE RATE	<u>13.50 %</u>

IN WITNESS WHEREOF, the said Seller has signed and sealed these presents, and the Buyer has caused these presents to be executed by its duly authorized officer the day and year first above written.

WITNESSES:

SELLERS:

James S. Deen Virginia B. Mann LS
William David B. Mann LS
LS

As to Sellers

WITNESSES:

BUYER:

James S. Deen Margaret L. Morgan
William

REC'D --- 2 AP 1 82 270

4.0001

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DOCUMENTARY
1982

01310

4328 RV-2