OLLIE FARY SEDERAL SAVINGS AND LOAN ASSOCIATION

GREENVILLE, SOUTH CAROLINA.

BOOK 1196 PAGE 623

MODIFICATION & ASSUMPTION AGREEMENT

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE	Loan Account No. 4-11-41
်ရှိသို့သည်။ ရှိသည် သူများသည်။ အသည် ရှိသည်။ သူများသည်။ သူများသည်။ မေသည် ရေးသည် ရေးသည်။ မေသည် မိုးသည် ရေးသည် သည သည် သည် သည် သည် ရေးသည် ရှိသည်။ သည် မေသည် မေသည် သည် သည် ရေးသည် သည် သည် သည် သည် သည် သည် သည် မေသည်။ မြေသည် မေသည်	
WHEREAS Fidelity Federal Savings and Loan Association of CIATION, is the owner and holder of a promissory note dated Ap	ALTERNATION OF TAXABLE PROPERTY OF A SECOND ASSESSMENT OF A SECOND A
interest at the rate of 7 % and secured by a first mortga	in the original sum of \$ 14,000.00 bearing ge on the premises being known as Lot 22
C. WILFIGHE SUBULVISION ON WHILE	which is recorded in the RMC office for
CIATION, is the owner and holder of a promissory note dated AP Helen E. Milton interest at the rate of 7 % and secured by a first mortga J. E. Williams Subdivision on Whit Greenville County in Mortgage Book 1124 to the undersigned OBLIGOR(S), who has (have) agreed to assume s WHEREAS the ASSOCIATION has agreed to said transfer of o assumption of the mortgage loan, provided the interest rate on the b rate of 72 %, and can be escalated as hereinafter.	aid mortgage loan and to pay the balance due thereon; and winership of the mortgaged premises to the OBLIGOR and his alance due is increased from% to a present
rate of	stated.
NOW, THEREFORE, this agreement made and entered into this the ASSOCIATION, as mortgagee, and Bobby Gene Ross as assuming OBLIGOR,	
WITNESS	ETH:
In consideration of the premises and the further sum of \$1.00 paid hereby acknowledged, the undersigned parties agree as follows: (1) That the loan balance at the time of this assumption is \$\frac{1}{2}\$.	by the ASSOCIATION to the OBLIGOR, receipt of which is 3, 168.87 : that the ASSOCIATION is presently increas-
ing the interest rate on the balance to	IGOR agrees to repay said obligation in monthly installments
of \$ 113.00 each with payments to be applied first to interment with the first monthly payment being due August (2) THE UNDERSIGNED agree(s) that the aforesaid rate of in of the ASSOCIATION be increased to the maximum rate per annum	rest and then to remaining principal balance due from month to 1, 1971 topost on this chierchies may from time to time in the discretion
of the ASSOCIATION be increased to the maximum rate per annum	permitted to be charged by the then applicable South Carolina
law. Provided, however, that in no event shall the maximum rate of in the balance due. The ASSOCIATION shall send written notice of an OBLIGOR(S) and such increase shall become effective thirty (30) demonthly installment payments may be adjusted in proportion to increase the content of the	lays after written notice is mailed. It is further agreed that the
in full in substantially the same time as would have occurred prior to (8) Should any installment payment become due for a period in example. "LATE CHARGE" not to exceed an amount equal to five per centum	excess of (15) fifteen days, the ASSOCIATION may collect a
(4) Privilege is reserved by the obligor to make additional payments, including obligatory principal payments do not in any twelve (12)	ents on the principal balance assumed providing that such pay-
per centum (20%) of the original principal balance as	sumed. Further privilege is reserved to pay in excess of twenty
months interest on such excess amount computed at the then provailing between the undersigned parties. Provided, however, the entire balance	rate of interest according to the terms of this agreement
(5) That all terms and conditions as set out in the note and mortg	In Notice that the interest rate is to be escalated
this Agreement. (6) That this Agreement shall bind jointly and severally the succe	ssors 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 25 day of June, 1971,
In the presence of:	ELDERTHY PEDERAL GAVINGS STATE LOGGERATION
John abagus F	FIDELITY FEDERAL SAVINGS & LOAN ASSOCIATION Y: (SEAL)
Breside & Druck	5
The state of the s	(SEAL)
	(SEAL)
•	Assuming OBLIGOR(S) (SEAL)
CONSENT AND AGREEMENT OF T	• •
In consideration of Fidelity Federal Savings and Loan Association's consideration of One dollar (\$1.00), the receipt of which is hereby ack GOR(S) do hereby consent to the terms of this Modification and Assum	(nowledged I (wa) the undersigned(s) as transferring ODII
In the presence of:	(SEAL)
The and cast	(SEAL)
(Drende t). Amick	(SEAL)
	Transferring OBLIGOR(S)
STATE OF SOUTH CAROLINA)	
COUNTY OF GREENVILLE)	DROBATE
Personally appeared before me the undersigned who made outh the	PROBATE
	
	at (s)he saw Bobby Gene Ross and Janet
SWORN to before me this	e other subscribing witness witnessed the execution thereof.
sign, seal and deliver the foregoing Agreement(s) and that (s) he with the SWORN to before me this 25 day of June 19 71 Success (SEAL)	e other subscribing witness witnessed the execution thereof.
SWORN to before me this	e other subscribing witness witnessed the execution thereof.