

GRADUATED PAYMENT NOTE
(With Interest Rate Changes Every 6 Months)

THIS NOTE CONTAINS PROVISIONS ALLOWING FOR CHANGES IN MY INTEREST RATE AND MONTHLY PAYMENTS.

THIS NOTE ALSO PROVIDES FOR CALCULATIONS OF TWO SEPARATE MONTHLY PAYMENT AMOUNTS. ONE WILL BE THE AMOUNT I MUST ACTUALLY PAY EACH MONTH. THE OTHER WILL BE AN AMOUNT THAT I WOULD PAY EACH MONTH TO FULLY REPAY THE LOAN ON THE MATURITY DATE.

THE PRINCIPAL AMOUNT I MUST REPAY WILL BE LARGER THAN THE AMOUNT I ORIGINALLY BORROWED, BUT NOT MORE THAN 125% OF THE ORIGINAL AMOUNT.

Greenville, South Carolina
(City) (State)

December 30, 19 82

11 W. Augusta Place, Greenville, South Carolina 29605
(Property Address)

1. BORROWER'S PROMISE TO PAY

In return for a loan that I have received, I promise to pay U. S. \$99,000.00 plus any amounts added in accordance with Section 6(A) of this Note (the total amount is called "principal"), plus interest, to the order of the Lender. The Lender is Charter Mortgage Company, a Florida corporation. I understand that the Lender may transfer this Note. The Lender or anyone who takes this Note by transfer and who is entitled to receive payments under this Note is called the "Note Holder."

2. INTEREST

(A) Interest Owed

Interest will be charged on that part of principal which has not been paid. Interest will be charged beginning on the date of this Note and continuing until the full amount of principal has been paid.

Beginning on the date of this Note, I will owe interest at a yearly rate of 11.625%. The rate of interest I will owe will change on the first day of June, 1983, and on that day every 6th month thereafter. Each date on which my rate of interest could change is called an "Interest Change Date." My new rate of interest will become effective on each Interest Change Date.

(B) The Index

Any changes in my rate of interest will be based on changes in the Index. The "Index" is the weekly auction average rate on United States Treasury bills with a maturity of 6 months, as made available by the Federal Reserve Board. The most recently available Index figure as of the date 45 days before each Interest Change Date is called the "Current Index." As of the date hereof, the Current Index is 8.051%.

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 Interest Rate Changes

Before each Interest Change Date, the Note Holder will calculate my new rate of interest by adding 3.574 percentage points (3.574%) 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%). This rounded amount will be my new rate of interest until the next Interest Change Date.