

FILED GREENVILLE CO. S. C. 3007-1444 PAGE 740
 FILED GREENVILLE CO. S. C. 8006 68 PAGE 258
 DEC 19 1 20 PM '78 DONNIE S. TANKERSLEY R.H.C. AUG 30 4 02 PM '79 8006 1453 PAGE 412
 DONNIE S. TANKERSLEY R.H.C. AUG 30 1979
 ADAM FISHER ATTORNEY AT LAW
 AUGUST 28 1978

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION
 GREENVILLE, SOUTH CAROLINA

MODIFICATION & ASSUMPTION AGREEMENT

STATE OF SOUTH CAROLINA
 COUNTY OF GREENVILLE

WHEREAS Fidelity Federal Savings and Loan Association of Greenville, South Carolina, hereinafter referred to as the ASSOCIATION, is the owner and holder of a promissory note dated September 26, 1975, executed by James T. Stutts and Pamela E. Stutts in the original sum of \$37,800.00 bearing interest at the rate of Nine % and secured by a first mortgage on the premises being known as Lot No. 90, Dronfield Court, Buxton, which is recorded in the RMC office for

Greenville County in Mortgage Book 1349, page 628, title to which property is now being transferred to the undersigned OBLIGOR(S), who has (have) agreed to assume said mortgage loan and to pay the balance due thereon; and WHEREAS the ASSOCIATION has agreed to said transfer 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 NINE % to a present rate of Nine %.

NOW, THEREFORE, this agreement made and entered into this 15th day of September, 19 78, by and between the ASSOCIATION, as mortgagee, and Robert L. Garrison and Raye B. Garrison as assuming OBLIGOR,

WITNESSETH:

In consideration of the premises and the further sum of \$1.00 paid by the ASSOCIATION to the OBLIGOR, receipt of which is hereby acknowledged, the undersigned parties agree as follows:
 (1) That the loan balance at the time of this assumption is \$ 36,976.61; that the ASSOCIATION is presently increasing the interest rate on the balance to Nine %. That the OBLIGOR agrees to repay said obligation in monthly installments of \$ 304.16 each with payments to be applied first to interest and then to remaining principal balance due from month to month with the first monthly payment being due October 1, 19 78.
 (2) Should any installment payment become due for a period in excess of (15) fifteen days, the ASSOCIATION may collect a "LATE CHARGE" not to exceed an amount equal to five per centum (5%) of any such past due installment payment.
 (3) That all terms and conditions as set out in the note and mortgage shall continue in full force, except as modified expressly by this Agreement.
 (4) That this Agreement shall bind jointly and severally the successors 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 15th day of September, 19 78.

In the presence of:
Jan N. Wylie
Andrea B. Kelley
 FIDELITY FEDERAL SAVINGS & LOAN ASSOCIATION
 BY: James T. Stutts (SEAL)
Robert L. Garrison (SEAL)
Raye B. Garrison (SEAL)
 Assuming OBLIGOR(S)

CONSENT AND AGREEMENT OF TRANSFERRING OBLIGOR(S)

In consideration of Fidelity Federal Savings and Loan Association's consent to the assumption outlined above, and in further consideration of One Dollar (\$1.00), the receipt of which is hereby acknowledged, I (we), the undersigned(s) as transferring OBLIGOR(S) do hereby consent to the terms of this Modification and Assumption Agreement
 In the presence of:
Jan N. Wylie
Andrea B. Kelley
James T. Stutts (SEAL)
Pamela E. Stutts (SEAL)

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