GREENVILLE CO. S. C.
Ser 7 4 51 FP '7'
Donnie S. Tamenstey
R. H. C.

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STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

MODIFICATION AND EXTENSION AGREEMENT

WHEREAS, Wachovia Mortgage Company, hereinafter referred to as the Mortgagee, is the owner and holder of a promissory note dated March 13, 1972, executed by Advance Builders, Inc. of Greenville (now Advance Builders, Inc.) and John W. Ahern in the original sum of \$127,400.00 bearing interest at the rate of seven (7%) per cent and secured by a first mortgage on the premises being known as Lots Nos. 1, 2, 3, 19, 20, 21, 22 and 23, Valleybrook Subdivision, as shown on a plat thereof recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 4N, at Page 60, which mortgage is recorded in the RMC Office for Greenville County, South Carolina, in REM Book 1225, at Page 451; and

WHEREAS, the Mortgagee has agreed to extend the due date of the said note to December 13, 1973, provided the interest rate on the balance due is increased from seven (7%) per cent to a present rate of nine and one-half (9 1/2%) per cent.

NOW, THEREFORE, this Agreement made and entered into this 30th day of August, 1973, by and between the Mortgagee and Advance Builders, .

Inc., as Obligor,

WITNESSETH:

- 1. That the loan balance at the time of this assumption is \$127,400.00; that the Mortgagee is presently increasing the interest rate on said balance to nine and one-half (9 1/2%) per cent; that the Obligor agrees to repay said interest in monthly installments.
- 2. 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.

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