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Southern Security Title Services
13117 Spring Hill Dr.
Spring Hill, FL 34609-5052

6251A

Instr #2013059696 BK:3048 Pages:1600 - 1608
Filed & Recorded 10/23/2013 10:20:30 AM. Rec Fees: \$78.00
Mtg Stamp: \$46.20 Int Tax Exempt
Don Barbee Jr, HERNANDO County Clerk of Court
TLM Deputy Clk

1 HERNANDO COUNTY
2 HOUSING AUTHORITY
3 1661 Blaise Drive
4 BROOKSVILLE, FL 34601

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**SECOND MORTGAGE
UNDER
HERNANDO COUNTY, FLORIDA
HOMEOWNERSHIP PROGRAM
DOWN PAYMENT ASSISTANCE PROGRAM**

This is a Mortgage where the Balance is due upon the sale or when the Unit should no longer be the primary residence of the borrower.

THIS SECOND MORTGAGE is made this 18 day of October, 2013, between the Mortgagor, Lauren A. Hinchey, herein the "Borrower" and the Mortgagee, Hernando County, a political sub-division of the State of Florida whose address is 20 North Main Street, Brooksville, FL 34601-2800 (herein the "County").

WHEREAS, the Borrower has applied for a loan under the County's Down Payment Assistance Program for the purchase of the Property (as defined herein), which Mortgage Loan shall be secured by a first mortgage lien (the "First Mortgage") in favor of, Pacific Union Financial, LLC, its successors and/or assigns as their interest may appear the Borrower has applied to the County for a Down Payment Assistance Loan in the amount of Thirteen Thousand One Hundred Seventy Five Dollars and 00/100 (\$13,175.00) (the "Loan"), the Borrower, along with his/her/their family, intends to reside as a household in the Property (as defined herein), which Property is a single-family residence, the Borrower's total family income at the time of its application for the Loan is less than One Hundred Twenty Percent (120%) of Hernando County's or the State of Florida's median family income, whichever is greater, the Borrower is eligible to participate in the County's Down Payment Assistance Program, and the County has agreed to extend and has extended a loan to the Borrower pursuant to said program; and

WHEREAS, the Borrower is indebted to the County in the principal Thirteen Thousand One Hundred Seventy Five Dollars and 00/100 (\$13,175.00), which indebtedness is evidenced by the Borrower's Promissory Note dated 10/18, 2013, and extensions and renewals dated thereof (herein "Note"), providing for payment of principal indebtedness, if not sooner paid, due and payable on the sale of the property or when it is no longer the Borrower's primary residence.

TO SECURE to the County the repayment of the indebtedness evidenced by the Note; the payment of all other sums, advanced in accordance herewith to protect the security of this Mortgage; and the performance of the covenants and agreements of the Borrower herein contained, the Borrower does hereby mortgage, grant and convey to the County the following described property located in the County of Hernando, State of Florida:

Lot 4, Block 1338, Spring Hill, Unit 20, as per plat thereof recorded in Plat Book 9, Pages 65 - 80, Public Records of Hernando County, Florida

which has an address 13173 Brechner Street Spring Hill
(Street) (City)

Florida 34609 (herein the "Property Address");
(Zip Code)

TOGETHER with all the improvements now or hereafter erected on the property, and all easements, rights,