

Record and Return to:

Marion County Community Services Department
2710 E. Silver Springs Blvd.
Ocala, FL 34470

This Document Prepared By:

Marion County Community Services Department
2710 E. Silver Springs Blvd.
Ocala, FL 34470

Property Appraiser's Parcel ID No.: 22817-000-00

FIRST MODIFICATION AGREEMENT

THIS FIRST MODIFICATION AGREEMENT is entered into on May 27, 2025 by and between Saving Mercy Corporation, a not for profit corporation, (hereinafter "Borrower") and Marion County, a Political Subdivision of the State of Florida (herein "Lender"), organized and existing under the laws of the State of Florida whose address is 601 SE 25th Ave. Ocala, FL 34471 with reference to the following facts:

1. Borrower has executed a Promissory Note (the "Note") in favor of the lender in the original principal sum of \$1,764,265.00 dated February 6, 2025, which is secured by a Mortgage (the "Mortgage") of even date, recorded on March 25, 2025, BOOK 8567, PGS 987-999 in the official records of Marion County, Florida.

WHEREAS, the Borrower has requested the Lender to further modify certain terms of the Note and Mortgage, to allow the Borrower to assume all the obligations of the Note and Mortgage, and

WHEREAS, the Lender is agreeable to the terms of the requested Second Modification of Mortgage and Note, and

WHEREAS, the parties desire to restate the modified terms of said loan so that there will be no misunderstanding of the matter,

NOW THEREFORE, in consideration of the mutual promises of the parties hereto, and other valuable considerations, the receipt and sufficiency of which are hereby acknowledged, the parties agree as follows:

1. Effective June 3, 2025.
2. The intent of the parties hereto is that the Note and Mortgage be further modified only to the extent provided hereby and all other terms and provisions of the Note and Mortgage, shall remain unaltered by this modification.
3. Mortgage will be further modified to increase in funding to allow for the installation of electrical meter cans, increased recording fees, and mortgage modification fees bringing the total cost of the project to increase by Eighteen Thousand Six Hundred Twenty and 55/100 (\$18,620.55) to make the total project cost \$1,782,885.55.
4. Mortgage will be further modified to extend the construction completion date to December 30th, 2025.
5. The Borrower hereby warrants and covenants that the Mortgage, as further modified herein, is a valid first mortgage lien upon the property and that said Mortgage is superior in lien and dignity to any other lien or encumbrance which may have attached to the property. Borrower further covenants that there have been no intervening liens or encumbrances filed against the borrower or the property since the execution and recording of the Mortgage.

IN WITNESS WHEREOF, the parties hereto have set their signs and seals on day first mentioned above.

Signed, sealed, and delivered
In the presence of:

Vanessa Tucker
Witness Signature

Vanessa Tucker
Witness Print Name

2710 E Silver Springs Blvd
Ocala, FL 34470
Witness Signature

Paul E Fletcher Jr
Witness Print Name

2710 E SS Blvd
Ocala FL 34470

STATE OF FLORIDA
COUNTY OF MARION

The foregoing instrument was acknowledged before me by means of ☒ physical presence or
online notarization, this 27 day of May, 20 27 by _____ who
is/are ☒ personally known to me or ☐ has/have produced FLDL as identification and who did not take an
oath.

Seal



ABIGAIL GONZALEZ
Notary Public
State of Florida
Comm# HH343182
Expires 12/20/2026

Abigail Gonzalez
Signature - Notary Public (Seal)

Print Name: Abigail Gonzalez
My Commission Expires: 12/20/2026

ATTEST:

Gregory C. Harrell
Clerk of Court

Date: _____

MARION COUNTY, a political subdivision of the
State of Florida

By: _____
Kathy Bryant
Chairman

Date: _____

FOR USE AND RELIANCE OF
MARION COUNTY ONLY,
APPROVED AS TO FORM AND
LEGAL SUFFICIENCY

Matthew Minter
County Attorney