(7) That the Mortgagor shall hold and enjoy the premises above conveyed until there is a default under this mortgage or in the note secured hereby. It is the true meaning of this instrument that if the Mortgagor shall fully perform all the terms, conditions, and covenants of the mortgage, and of the note secured hereby, that then this mortgage shall be utterly null and void; otherwise to remain in full force and virtue.

(8) That the covenants herein contained shall bind, and the benefits and advantages shall inure to the respective heirs, executors, administrators, successors and assigns, of the parties hereto. Whenever used, the singular shall included the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS the Mortgagor's hand and seal this 12th day of November 19 76

SIGNED, sealed and delivered in the presence of:

Linda P. Forrester

Eugene Donald Bengard (SEAL)
EUGENE DONALD BENGARD

_____ (SEAL)

_____ (SEAL)

_____ (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }   PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named mortgagor sign, seal as its act and deed deliver the within written instrument and that (s)he, with the other witness subscribed above witnessed the execution thereof

SWORN to before me this 12th day of November , 19 76 .

_____ (SEAL)
Notary Public for South Carolina. Commission Expires
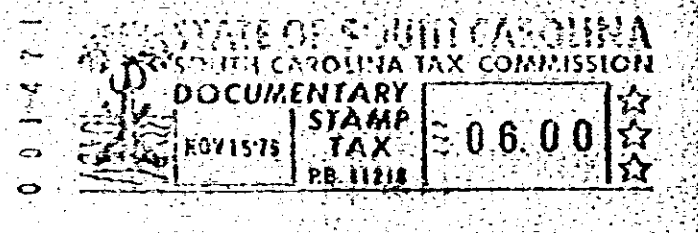October 20, 1979

Linda O. Forrester

PURCHASE MONEY MORTGAGE

STATE OF SOUTH CAROLINA }   RENUNCIATION OF DOWER
COUNTY OF GREENVILLE }

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named mortgagor(s) respectively, did this day. _____ separately examined by me, did declare that she does freely, voluntarily, and _____ soever, renounce, release and forever relinquish unto the mortgagee(s) an _____ interest and estate, and all her right and claim of dower of, in and to a _____

GIVEN under my hand and seal this

12th day of November , 19 76 .

_____ (SEAL)
Notary Public for South Carolina. Commission Expires
October 20, 1979

STATE OF SOUTH CAROLINA
TAX COMMISSION
DOCUMENTARY STAMP TAX
NOV 15 76
P.B. 11218
06.00

RECORDED NOV 15 '76 At 1:55 P.M.   13341

SIDNEY L. JAY NOV 15 1976

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

EUGENE DONALD BENGARD

TO

H. G. MERRITT AND MARY B. MERRITT

Mortgage of Real Estate

I hereby certify that the within Mortgage has been this 15th day of November 19 76 at 1:55 P.M. recorded in Book 1382 of Mortgages, page 993 As No. _____

Register of Mesne Conveyance, Greenville County

SIDNEY L. JAY
ATTORNEY AT LAW
114 Manly Street
Greenville, South Carolina

$15,000.00
Lot 10, Abelia Rd., Garrison Cr., Sec, 2, Paris Mtn. TP

4328 RV-2