

(7) That the Mortgagor shall hold and enjoy the premises above conveyed until there is a default under this mortgage or 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 include 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 10th day of January 1983.

SIGNED, sealed and delivered in the presence of:

Barbara Payne (SEAL)

Margaret M. Cromer (SEAL)

Margaret M. Cromer (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 10th day of January, 1983.

Barbara Payne (SEAL)
Notary Public for South Carolina.
MY COMMISSION EXPIRES 10/5/89.

Barbara Payne

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

RENUNCIATION OF DOWER

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 appear before me, and each, upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person, whomsoever, renounce, release and forever relinquish unto the mortgagee(s) and the mortgagee's(s') heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this

10th day of January, 1983.

Margaret M. Cromer (SEAL)
Notary Public for South Carolina.
MY COMMISSION EXPIRES 10/5/89.

Margaret M. Cromer

Sidney L. Jay
16898 X JAN 11 1983 M
File No. (1-4235)

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

William Cromer and Margaret D. Cromer

TO

Southern Bank and Trust Company

Mortgage of Real Estate

I hereby certify that the within Mortgage has been this

11th day of Jan. 1983

at 10:04 A.M. recorded in Book 1591 of

Mortgages, page 495 As No.

Register of Meane Conveyance, Greenville County

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

\$30,641.10

Lot 53 Bent Brook Rd.
Holly Springs, Sec. 2
Mauldin

RECORDED JAN 11 1983 at 10:04 A.M.

DOCUMENTARY STAMP 12.28
JAN 11 1983
RECEIVED

16898

4328 RV-21

9 4 5 2 4 2 0