

State of South Carolina,
Greenville County.

This Agreement by and between J.M. Cannon, party of the first part, and Greenville Co-Operative Building Association, party of the second part, witnesseth:-
That the party of the first part hereby agrees to sell unto the party of the second part the lot of land hereinafter described on the terms hereinafter set forth, and for the price of Eight Thousand dollars (\$8,000.00) with interest on deferred payments at the rate of seven and one-half (7-1/2) per cent per annum, to be paid as hereinafter set forth; and the party of the second part hereby agrees to purchase the said premises, on the said terms for the said purchase price payable as hereinafter set forth.

And the said party of the first part agrees to execute and deliver to the said party of the second part, its successors and assigns a fee simple deed, with the usual warranties and covenants free from encumbrance and dower, on the payment of the full purchase price as aforesaid, and all interest that may be due.

The first cash payment of one thousand dollars, is hereby acknowledged and the party of the second part hereby agrees to pay the sum of one thousand dollars of the remaining balance on the first day of December in each year hereafter until the balance of said purchase price is paid in full, and to pay the interest on the deferred payments at the rate of seven and one-half (7-1/2) per cent per annum, payable monthly from December 1, 1919, until paid in full.
And it is mutually agreed that the party of the second part shall have the use of the said premises until default in any of said payments of interest or principal, and shall keep the premises in good repair, and shall keep to the party of the first part all insurance premiums and all taxes of every kind by him on the buildings thereon until such is delivered to said party of the second part, and said party of second part shall make such connections with sewerage as may be required by law or by health department regulations at the expense of said party of second part. Taxes and insurance to be re-paid immediately.

It is further agreed that the party of the second part shall make no alterations nor improvements on the said property without the written consent of the party of the first part.
It is further agreed that said party of the second part shall have the privilege of anticipating, or paying off, the whole balance of said purchase price at any time with all interest that may then be due.

The property hereinabove referred to is described as follows- All that piece, parcel or lot of land in the City of Greenville, State and County aforesaid, having the following metes and bounds: Beginning at a stake in angle of Frank Street; thence N. 55-1/2 E. one hundred and twelve feet to a stake on Hampton Avenue; thence N. 34-1/2 W. One hundred and one feet along Hampton Ave., to a stake; thence S. 56-1/2 W. with Gower's line, one hundred and thirty-three and three-fourths feet to a stake; thence with Gowers' line one hundred and one foot to beginning corner, being the same conveyed to the party of the first part by T.A. Bellotte, deed recorded in R.M.C. Office for said County in Vol. ZZZ, at page 102.

And it is further agreed that in the event the said party of the second part shall make default in any of the said payments of either interest or instalment of purchase price, as above set forth, for a period of ninety days, then this agreement shall be null and void, and all such payments which shall have been made hereon shall be retained by said party of the first part as fixed and agreed liquidated damages without liability to account for same.

In witness whereof the parties hereto have set their hands and seals this 6th, day of March 1920.
Executed in duplicate.

In presence of
T.E. Lagrone,
James H. Price.
As to Greenville Co-Oper. Assn.

J.M. Cannon, (L.S.)

Greenville Co-Operative (L.S.)
Building Association
Per L.C. Jones, President
W.H. Shannon, Secretary.

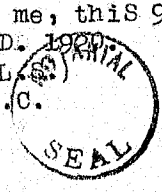
W.G. Stewart,
G.E. Meyfield.
As to J.M. Cannon.

State of South Carolina,
County of Greenville.
Personally appeared before me T.E. Lagrone and made oath that he saw the within named Greenville Co-Operative Building Association, by its duly authorized officers, L.C. Jones, President, and W.H. Shannon, Secretary sign, seal with its corporate seal and as the act and deed of said corporation deliver the within written agreement, and that he with James H. Price witnessed the execution thereof.
Sworn to before me, this 10th, day of March A.D. 1920.
J.C. Shearer (L.S.)
Not. Pub. for S.C.
Registered in C.C.C.P. for Anderson Co.

T.E. Lagrone

State of South Carolina,
County of Greenville.
Personally appeared before me W.G. Stewart and made oath that he saw J.M. Cannon, above named, sign, seal and as his act and deed deliver the within written agreement, and that he with G.E. Meyfield witnessed the execution thereof.
Sworn to before me, this 9, day of March A.D. 1920.
G.E. Meyfield (L.S.)
Not. Pub. for S.C.

W.G. Stewart



Recorded March 13th, 1920.

Know all men by these presents that I, Bess Scott Causey, of the County of Guilford and State of North Carolina, for and in consideration of the sum of two thousand and two hundred dollars to me in hand paid at and before the sealing of these presents by A.H. Sloan, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released and by these presents do grant, bargain, sell and release unto the said A.H. Sloan and his heirs and assigns, All that certain piece parcel or lot of land situate, lying and being in the City of Greenville and County of Greenville and being a portion of Boyce's addition to Greenville and having the following metes and bounds according to a plat thereof now recorded in the office of Register Mesne Conveyances for County of Greenville, State of South Carolina in plat book - E-1, at pages 179, to-wit:

Commencing at iron pin, south side of Pettigru Street, corner lots #4 and 5; thence South 15 deg. 0' east along line of said lots, one hundred, ninety-six feet to iron pin on line of lot #12; thence north 76 deg. 45' east sixty-six feet eight inches to iron pin, corner lots #5 and 6; thence north 15 deg. 0' west one hundred ninety-six feet to iron pin on Pettigru Street; thence south 76 deg. 45' west sixty-six feet eight inches to iron pin, the beginning. Survey of J.T. Lawrence Jan. 22, 1908 and known as lot No. 5, Blk. 14.

Together with all and singular the rights, members, hereditament and appurtenances to the said premises belonging in any wise incident or appertaining.

To have and to hold all and singular the premises before mentioned unto the said A.H. Sloan, his heirs and assigns, forever: upon condition, however, which is a part of the consideration of this deed, that neither the purchaser nor his grantee or grantees, heirs or assigns, shall erect a building costing less than \$1500.00 complete nor within fifteen feet from the line of side walk abutting said property which condition is hereby declared to be a condition subsequent.

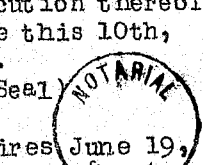
And I, Bess Scott Causey, do hereby bind myself, my successors, heirs, executors and administrators to warrant and forever defend all and singular said premises unto said A.H. Sloan, his heirs and assigns, against myself and my heirs, successors and assigns and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness my hand and seal this 10th, day of March in the year of our Lord, one thousand nine hundred and twenty and in the one hundred and forty-fourth year of the Independence of the United States of America.

Signed, sealed and delivered in the presence of: (Stamps \$2.50) Bess Scott Causey (Seal)

Laura W. Cane,
Bertha S. Sternberger.

North Carolina,
Guilford County.
Personally appeared before the undersigned, a notary public in and for the County and State aforesaid Laura W. Cane and made oath that he saw the within named Bess Scott Causey sign, seal and as her act and deed deliver the within deed, and that he, together with Bertha S. Sternberger witnessed the execution thereof.
Sworn to before me this 10th, day of March 1920.
John F. Pollard (Seal)
Notary Public.
My Commission expires June 19, 1921.



Laura W. Cane

Recorded March 22nd, 1920.