

The State of South Carolina
COUNTY OF GREENVILLE

GREENVILLE S.C.

MAR 4 4 10 PM 1960

OFFICE OF THE
R.M.C.

KNOW ALL MEN BY THESE PRESENTS: L. E.L. Smith

..... have agreed to sell to
Robert L. Walden..... a certain lot or tract

of land in the County of Greenville, State of South Carolina, ~~All that piece, parcel or lot of land~~
~~with the ~~improvements~~ improvements thereon situate, lying and being in Dunean Mills Village,~~
~~Greenville, S.C. and being more particularly described as Lot No. 59, Section 6~~
~~as shown on a plat entitled "Subdivision for Dunean Mills, Greenville, S.C."~~
~~made by Pickell and Pickell, Engrs., Greenville, S.C. on June 7, 1948, revised~~
~~June 15, 1948 and August 7, 1948 and recorded in the RMC Office for Greenville~~
~~County in Plat Book S, at pages 173-177, inclusive. According to said plat~~
~~the within described lot is also known as No. 16 Badger Street and fronts~~
~~thereon 56.5 feet.~~

and execute and deliver a good and sufficient warranty deed therefor on condition that ~~he~~ shall
pay the sum of Thirty Five Hundred (\$3,500.00) Dollars in the following manner
\$100.00 in Cash, the receipt of which is hereby acknowledged, and the sum
of \$35.00 per month until paid in full,

until the full purchase price is paid, with interest on same from date at 6% per cent, per annum
until paid to be computed and paid annually, and if unpaid to bear interest until paid at same rate as
principal, and in case said sum or any part thereof be collected by an attorney, or through legal proceed-
ings of any kind, then in addition the sum of 15% dollars for attorney's fees, as is
shown by his note of even date herewith. The purchaser agrees to pay all taxes while this
contract is in force. **Buyer is to keep property insured in amount he owes to protect
said E.L. Smith.**

It is agreed that time is of the essence of this contract, and if the said payments are not made when
due Seller shall be discharged in law and equity from all liability to make said deed, and may
treat said Robert L. Walden as tenant s. holding over after termination,
or contrary to the terms of his lease and shall be entitled to claim and recover, or retain if
already paid the sum of all monies paid in dollars per year for rent, or
by way of liquidated damages, or may enforce payment of said note.

In witness whereof, I have hereunto set hand and seal this 29th day of
February A. D., 19 60.

In the presence of:

Mary J. Bramlett E. G. Smith (Seal)
L. Kenneth Smith (Seal)

(Continued on Next Page)

I, Robert L. Walden, do hereby Release Ernest L. Smith from this Bond for title
and forfeit all my right and interest in the agreement
Signed by: Robert L. Walden