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GREENVILLE CO. S. C.

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OLLIE FARNSWORTH
R. M. C.

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

} CONTRACT OF SALE AND
PURCHASE OF REAL ESTATE

THIS AGREEMENT entered into this ^{15th} ~~13th~~ day of April, 1971, between O. B. Godfrey, hereinafter called the Seller, and William Randolph Hale and Florence M. Hale, hereinafter called the Purchasers, witnesseth:

That in consideration of the agreements and payments hereinafter named, the Seller agrees to sell and the Purchasers agree to buy, the property hereinafter described for the sum of FOUR THOUSAND FIVE HUNDRED and NO/100 (\$4,500.00) Dollars and assumption of loan with Security Federal Savings & Loan Association in the original amount of \$21,000.00 recorded in REM Volume 1115 at Page 313, to be paid as follows: \$4,000.00 cash herewith to be held in escrow by Seller and the balance of \$500.00 to be paid at closing on or before January 5, 1973, said indebtedness of \$500.00 to bear interest from date of this contract at rate of seven (7%) per cent per annum, said interest being payable together with principal on or before January 5, 1973, at the option of the Purchasers.

The Seller agrees that there shall be conveyed to the Purchasers a good warranty deed for said property, free of encumbrances, liens or assessments on payment of the purchase price as above provided.

It is understood and agreed that as a part of the consideration for this Contract ~~that~~ the Purchasers herein are hereby vested with all rights and responsibilities of ownership in and of the real estate which is the subject of this Contract; and Seller hereby agrees to sign and execute any legal document which might be or become necessary, and the Seller further agrees that any payments of money or otherwise which might become due on the within described

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