



The State of South Carolina }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS: I, Jimmy C. Langston

..... have agreed to sell to
Harold L. Bell a certain lot or tract

of land in the County of Greenville, State of South Carolina, located on Standing Springs Church Road, off W. Georgia Road adjoining lands of Standing Springs Church and having the following metes and bounds according to survey by Jones Engineering Service dated Jan. 3, 1973:

BEGINNING at an iron pin on said road, adjoining lands of Standing Springs Church, running thence S10-35E, 265' to an iron pin, continuing along road S11-25W, 158.6 ft. to an iron pin, continuing S15-37W, 63.2 ft. to iron pin, thence along line of Hans J. Klæui, N74-23W, 522.6 ft. to an iron pin, thence N14-15E, 218.3 ft to an iron pin, thence N73-24E, 516. ft. to point of beginning, containing 4.06 acres.

This being the same property conveyed to Grantor by John Abercrombie in 1972.

and execute and deliver a good and sufficient warranty deed therefor on condition that he shall pay the sum of Seven Thousand Two Hundred (\$7,200.00) Dollars in the following manner Seven Hundred Twenty (\$720.00) down and the balance of \$6,480.00 payable at the rate of \$100.00 per month at 7 1/2% interest on the unpaid balance, payable monthly on the 10th day of each month, 1st pay. Feb. 10, 1973.

until the full purchase price is paid, with interest on same from date at 7 1/2% 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 proceedings of any kind, then in addition the sum of reasonable dollars for attorney's fees, as is shown by my note of even date herewith. The purchaser agrees to pay all taxes while this contract is in force.

It is agreed that time is of the essence of this contract, and if the said payments are not made when due I shall be discharged in law and equity from all liability to make said deed, and may treat said Harold L. Bell as tenant holding over after termination, or contrary to the terms of said lease and shall be entitled to claim and recover, or retain if already paid the sum of reasonable 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 10th day of January A. D., 1973.

In the presence of:

Bohcie H. Bruce Jimmy C. Langston (Seal)
Thomas M. Bruce (Seal)