

FILED
GREENVILLE, CO. S. C.

MAR 2 12 24 PM '73

DONNIE S. TANKERSLEY
R.M.C.

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The State of South Carolina
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS: Easley Lumber Co.

..... have agreed to sell to
Keith H. and Tonda A. Carter
..... a certain lot or tract
of land in the County of Greenville, State of South Carolina, known as Lot Number 4 and Lot Number
5 Bebayll way (rear street) and Deborah Lane (front street), Lakewood on the Saluda,
near Greenville, S. C., together with all the improvements thereon consisting of a
5 room asbestos siding home with one bath. The buyers accepts this home on an
"AS IS" basis. The buyers agree to pay the taxes and insurance each year in addition
to the monthly payments of \$100.00. A Home Owners policy will be taken out by the
buyers in the amount of the Mortgage, beginning date April 1, 1973. The Sellers
agree to pay to Fred E. Rumler, Realtor 6% real estate commission.

and execute and deliver a good and sufficient warranty deed therefor on condition that they shall
pay the sum of NINE THOUSAND AND NO/100**(\$9,000.00)***** Dollars in the following manner
\$300.00 paid herewith as binder to apply on the purchase price receipt of which is
hereby acknowledged and the balance namely \$8,700.00 to be paid as follows: Payments
monthly beginning on the 1st. day of April 1973 in the amount of \$100.00. Payments
to be first applied to the interest and the balance to said principal. Payments to be
made to Easley Lumber Co., Easley, S. C. P. O. Box 548. (7 1/2)
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 Monthly ~~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 the ~~not over \$500~~ attorney's fees, as is
shown by this ~~Contract~~ Contact ~~XXXXXXXXXXXXXXXXXXXX~~. The purchaser is agrees to pay all taxes while this
contract is in force, and Insurance, and insuring home for the amount of the Mortgage.

It is agreed that time is of the essence of this contract, and if the said payments are not made when
due they shall be discharged in law and equity from all liability to make said deed, and may
treat said Keith H. and Tonda A. Carter as tenant is holding over after termination,
or contrary to the terms of this lease and shall be entitled to claim and recover, or retain if
already paid the sum of \$300.00 as down payment plus any monthly ~~payments in the amount of \$100.00 Monthly, \$600.00 per year for rent,~~ or
by way of liquidated damages, or may enforce payment of said note.

In witness whereof, they have hereunto set their hands and seal is this 1st. day of
March A. D., 1973

In the presence of:
Fred E. Rumler
George N. Sudduth
Fred E. Rumler
George N. Sudduth
Fred E. Rumler
George N. Sudduth

Tonda A. Carter (Seal)
Buyers
Keith H. Carter (Seal)
Buyers
Easley Lumber Company By:
G. B. Nalley, Jr. (Seal)
Sellers