

GREENVILLE

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DONNIE R...

The State of South Carolina
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS: I, MARY S. SPELL

have agreed to sell to
WILLIE BUNKLEY AND REBECCA S. BUNKLEY a certain lot or tract

of land in the County of Greenville, State of South Carolina, Greenville Township, just beyond the corporate limits of the City of Greenville, County and State aforesaid, now West Greenville, on Perry Avenue, Beginning at a stake on Perry Avenue 50 feet from corner Lot No. 34 (corner lot conveyed to W. H. Griffin, see Deed Book 55 at page 191) and runs thence in a westwardly direction along Perry Avenue 50 feet to Lot No. 36; thence S. 22 1/2 W. 191 feet; thence in a line parallel with Perry Avenue 50 feet to lot of W. H. Griffin; thence N. 22 1/2 E. 191 feet to beginning corner, being part of Lot No. 35 and of a fifty foot street which has never been opened nor used, being the western part of lot No. 35,

19 (500) 119-1-15 (note)

and execute and deliver a good and sufficient warranty deed therefor on condition that they shall pay the sum of TEN THOUSAND AND NO/100 - - - - - Dollars in the following manner \$350.00 herewith, receipt of which is hereby acknowledged and \$9,650.00 in monthly payments of \$100.00, said payments to be applied to principal and interest commencing December 5, 1976, and \$100.00 on the 5th day of each and every month thereafter

until the full purchase price is paid, with interest on same from date at nine 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 fifteen per cent dollars for attorney's fees, as is shown by note of even date herewith. The purchasers agree 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 Willie Bunkley and Rebecca S. Bunkley tenants 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 One hundred and no/100 - - - - - dollars per month for rent, or by way of liquidated damages, or may enforce payment of said note.

In witness whereof, we have hereunto set our hands and seals this 5th day of November A. D., 1976

In the presence of:
Margie A. Hill Mary Spell, S. Spell (Seal)
Edward R. Hamer Willie Bunkley (Seal)
Rebecca S. Bunkley (SEAL)

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