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The Purchaser agrees to take the property in its "as is" condition, it being distinctly understood that the Seller shall not remove the store from the property, and that the Seller shall not be required to make any inspection, or improvements to the property.

It is understood between the Purchaser and the Seller that this Bond for Title shall be assignable and transferable by either the Purchaser or the Seller.

The Purchaser shall be allowed to anticipate the payment of any portion of the principal (or interest) at any time without penalty.

The parties agree that there is an outstanding mortgage to Edna Christy on the described property and that the Seller shall be solely responsible for this mortgage.

Upon the Purchaser fully complying with the terms of this Bond for Title, the Seller hereby bind themselves and their heirs and assigns to make to Purchaser, their heirs and assigns, a good and marketable fee simple title to the property herein described, with dowers renounced.

IN WITNESS WHEREOF, we do hereunto set our Hands and Seals this 2nd day of Aug., 1972.

IN THE PRESENCE OF:

Harold E. [Signature]
Rachel L. Watson

John Wayne [Signature] L.S.
James J. [Signature] L.S.
Donna C. [Signature] L.S.
Nancy E. [Signature]

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