

SEP 1 12 56 PM 1959

STATE OF SOUTH CAROLINA

OFFICE OF THE CLERK OF COURTS  
GREENVILLE, S. C.  
BOND FOR TITLE

COUNTY OF GREENVILLE

v This contract made and entered into by and between Levis L. and Lloyd W. Gilstrap, hereinafter known as the Sellers, and Quentin M. & Helen T. Christopher hereinafter known as the Purchaser:

## W I T N E S S E T H

For and in consideration of the sums hereinafter expressed the seller agrees to sell and convey to the purchaser that certain tract of land, described as follows:

All that lot of land in the city of Greenville, county of Greenville, state of South Carolina shown as lot #2 on a plat of property of E. Godfrey Webster, which plat is recorded in the office of the R. M. C. for Greenville county in plat book "U" page 79. The said lot having metes and bounds, according to said plat.

In consideration for said premises the purchaser agrees to pay to the Seller therefor the sum of Eleven Thousand and No/100 (\$11,000.00) Dollars due and payable as follows: the sum of Sixty Five and No/100 (\$65.00) Dollars, principal and interest, due and payable on October 1, 1959 and a like amount on the same day of each successive month until paid in full. ~~The purchaser shall also be obligated to pay to the seller the sum of Sixty Five and No/100 (\$65.00) Dollars, principal and interest, due and payable on October 1, 1959 and a like amount on the same day of each successive month until paid in full.~~ Interest, included in the above payments shall be paid and computed at the rate of six (6%) per cent per annum on a monthly bases. The purchaser is given full rights of anticipation.

IT IS UNDERSTOOD AND AGREED, That the purchaser will pay all taxes and assessments on said property accruing after the date of this instrument.

The purchaser does hereby agree to keep the premises insured against loss by fire, in order to protect the seller for the sum of at least the balance due on house at all times, and do further agree to maintain the premises in a state of good repair.

In the event the purchaser shall fail to make said monthly payments within fifteen (15) days after said payments are due or shall fail to comply with the other covenants of this contract, then in either event this agreement, at the option of the seller, shall terminate and any and all payments made by said purchaser prior thereto shall be forfeited by the purchaser to the seller herein as rent for the use of said premises and as liquidated damages for the breach of this contract.

Upon the purchaser paying the considerations hereinabove expressed the seller will execute and deliver to said purchaser, his heirs and assigns, a good fee simple title by way of general, warranty deed.

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