

or it may treat such failure as a default in the payment of this contract and proceed as in the case of a default, as hereinafter stated.

8. It is agreed that when the principal balance due under this contract shall be reduced to \$2,000.00 and all other terms and conditions shall have been complied with, the Seller will convey the property to the Purchaser by Warranty Deed and will accept as security for the unpaid balance a mortgage payable on the same terms and conditions as this contract.

9. Upon the failure of the Purchaser to pay any installment when due, or on his failure to keep the property insured, or to pay any insurance premium or tax when due, the Seller, may, at his option, treat said failure as a default, terminate this contract, evict the Purchasers, and he shall have no further rights therein, and retain all sums paid as rent and liquidated damages, or, it may, at its option, enforce this contract by appropriate suit in the same manner as a note and mortgage.

IN WITNESS WHEREOF, the parties hereto have set their hands and seals at Greenville, South Carolina, this 16th day of July, 1964.

FIDELITY FEDERAL SAVINGS & LOAN ASSN.

In the Presence Of;

Eva M. King  
Nancy Mitchell

By:

[Signature]  
Seller  
[Signature]  
Purchaser

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