

AUG 5 10 04 AM '69

The State of South Carolina }
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH
R. M. C.

KNOW ALL MEN BY THESE PRESENTS: B. F. TRAMMELL, B. J. TRAMMELL AND
EDWARD R. HAMER, AS TRUSTEE have agreed to sell to
JAMES H. BARNETTE AND MAMIE B. BARNETTE a certain lot or tract

of land in the County of Greenville, State of South Carolina, ~~ALL that piece, parcel or lot of land,~~
with the buildings and improvements thereon, situate, lying and being near
the City of Greenville, in the County of Greenville, State of South Carolina,
being known and designated as Lot No. 1, on Plat of Property of B. J. and B. F.
Trammel made by J. C. Hill, Engineer, February 22, 1955, said plat having, the
following metes and bounds, to-wit: BEGINNING at an iron pin on the north side
of Main Street joint corner Lots 1 and 2 and running thence along the north
side of Main Street N. 56-35 W. 99.4 feet to an iron on the P & N Railroad
right-of-way; thence along said right-of-way N. 6-30 E. 172.3 feet to an iron
pin on the south side of Fourth Street; thence along the south side of Fourth
Street S. 71-30 E. 147.9 feet to an iron pin; thence S. 24-30 W. 195 feet
to an iron pin, the point of beginning.

and execute and deliver a good and sufficient warranty deed therefor on condition that they shall
pay the sum of Seven Thousand Nine Hundred Fifty and No/100
Four Hundred Fifty and No/100 (\$450.00) Dollars herewith and \$75.00
per month commencing September 4, 1969 with the balance due August 4,
1970.

until the full purchase price is paid, with interest on same from date at Six (6) 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 proceed-
ings of any kind, then in addition the sum of Fifteen and No/100 dollars for attorney's fees, as is
shown by OUR note of even date herewith. The purchaser agrees 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 the grantors shall be discharged in law and equity from all liability to make said deed, and may
treat said James H. Barnette and Mamie B. Barnette as tenant 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 Seventy-Five 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 hand s and seal s this 4th day of
August A. D., 19 69

In the presence of:

Peggy McKinney B. F. Trammel (Seal)
Nalc H. Clark B. J. Trammel (Seal)
Edward R. Hamer, Trustee
James H. Barnette
Mamie B. Barnette

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