

(\$10,000.00) DOLLARS on the downpayment, with a minimum payment of ONE THOUSAND (\$1,000.00) DOLLARS, and the balance remaining unpaid to be carried by the Lessors on a Note and Mortgage for ONE HUNDRED TWENTY (120) MONTHLY payments to be determined at that time, plus interest at SEVEN AND ONE-HALF (7-1/2) PERCENT per annum on an amortized schedule payment plan.

(7) It is further agreed that time is of the essence of this Contract, and if the said payments are not made when due the Lessors shall be discharged in law and equity from all liabilities to make said deed, and may treat the Lessees as tenants holding over after the termination of or contrary to the terms of said Lease, and the Lessors shall be entitled to retain the sum of THREE HUNDRED FIFTY (\$350.00) DOLLARS per month for the rental of said property, and any improvements made to the premises by the Lessees shall become the property of the Lessors without any liability for payment by them for the same. Lessees shall have the right to pay the purchase price in full at anytime after FEBRUARY 1, 1983 without penalty.

IN WITNESS WHEREOF, we have hereunto set our hands and seals  
this date.

IN THE PRESENCE OF:

William J. Butler  
Linda C. Brewster

James W. Mahon (LS)  
JAMES W. MAHON

Margaret W. Turner (LS)  
MARGARET W. TURNER

William C. Fitch (LS)  
WILLIAM C. FITCH

Frances S. Fitch (LS)  
FRANCES S. FITCH