

FILED
GREENVILLE CO. S. C.

Dec 21 12 21 PM '76

DONNIE S. TANKERSLEY
R.M.C.

VOL 1048 PAGE 268

CONTRACT FOR SALE AND
PURCHASE OF REAL ESTATE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

THIS AGREEMENT entered into this 29th day of October, 1976 by
and between PROFESSIONAL REALTY, INC., hereinafter referred to as SELLER,
and JOYCE ALLEN HOLLINGSWORTH, hereinafter referred to as PURCHASER.

WITNESSETH:

For and in consideration of the mutual promises and covenants
and in further consideration of the sum of One Hundred and No/100 (\$100.00)
Dollars paid to the Seller by the Purchaser, the Seller agrees to sell and
the Purchaser agrees to purchase the following described real estate situate
in the County of Greenville, State of South Carolina:

All that piece, parcel or lot of land, situate on the
north side of Walker Springs Road in Greenville County,
State of South Carolina, being known and designated as
Lot No. 7, Section 1, on a plat of Property of East
Hills Subdivision, prepared by Aaron M. Thompson, re-
corded in the RMC Office for Greenville County, South
Carolina in Plat Book 4-X, at Page 29, and having such
metes and bounds as shown thereon.

It is agreed that the purchase price for said property shall
be Thirty Five Thousand and No/100 (\$35,000.00) Dollars to be paid as follows:

\$100.00 down payment, the receipt of which is hereby
acknowledged, the further payment of Three Thousand
Eight and 18/100 (\$3,908.18) Dollars to be paid at
closing with the Purchaser giving to Seller a second
mortgage and a promissory note in the amount of \$2,300.00
due and payable on or before three (3) years from date
hereof, with no interest thereon. The balance of the
purchase price \$29,691.82 is represented by a first
mortgage in favor of First Federal Savings and Loan
Association, recorded in the RMC Office for Greenville
County, South Carolina in Mortgage Book 1326, at Page
105, which the Purchaser agrees to pay in the total
monthly amount of \$288.89, which includes principal
and interest, taxes, hazard insurance and mortgage
insurance.

It is understood that the Purchaser shall commence payments to
First Federal Savings and Loan Association in the amount of \$288.89, monthly,
during the Month of November 1976.

The Purchaser shall be allowed to take possession of the premises
immediately. The Seller agrees to deliver to the Purchaser a good fee simple
warranty deed to the said property when the Purchaser has paid the Seller in
full under the terms of this Contract, but, in any event, either by assumption
of the above-referenced mortgage or refinancing. The sale and purchase shall
be terminated on or before the 29th day of October, 1979; however, the Seller
grants to the Purchaser an option to renew this Contract for one additional
year with sixty (60) days notice to Seller of Purchaser's option to renew.

1452100 210

200 M

10620

4328 RV-2