

GREENVILLE CO. S. C.

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STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

CONTRACT FOR SALE OF REAL ESTATE

THIS AGREEMENT, made and entered into by and between Premier Investment Co., Inc., hereinafter called Seller, and Jeannine K. McMahel, hereinafter called Buyer,

WITNESSETH:

The Seller hereby agrees to sell and convey unto the Buyer a certain lot with dwelling thereon, designated as Lot 271, Belle Meade, in Greenville County, South Carolina, subject to the following terms and conditions:

1. The agreed sales and purchase price is \$27,200.00, payable \$4,012.68 upon execution of this Contract, and the balance of \$23,187.32 payable in monthly installments of \$186.68 per month, beginning February 10, 1977, and \$186.68 per month to include both principal and interest to be applied first to the payment of interest and then to principal, said payments to commence on February 10, 1977 and continue on the first day of each succeeding month until the entire balance is paid in full, with interest from date at the rate of nine per cent to be computed monthly.
2. Upon full payment of the purchase price and interest, as above provided, the Seller agrees to convey the property to the Purchaser by general warranty deed, free of encumbrance or lien.
3. In addition to the monthly payments of \$186.68 on principal and interest, the Buyer agrees to pay the premium on a fire and extended coverage insurance policy in an amount sufficient to protect the Seller's interest under this Contract, said policy to protect the Seller and Buyer both, as their interest shall appear, and to pay the annual county property taxes on the within described property plus any assessments accruing after the date of this Agreement. The said insurance premium together with county property taxes are to be paid to the Seller by the Buyer in monthly installments to be maintained in a separate escrow account by the Seller. It is understood and agreed that the monthly escrow payments may be increased from time to time by the Seller in order to cover any increases in the premium for the insurance and/or property taxes.

RECORDED
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