



five star realty



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122 Hedge • P. O. Box 655 • Simpsonville, S. C. 29681 • 803-963-3741 • 803-963-3484

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

BOND FOR TITLE

JUL 15 1980
W. L. LACKEY

THIS BOND FOR TITLE entered into this day and year hereinafter set forth by and between _____

Lakeview Acres, Inc.

, hereinafter called "Seller", and _____

D. Eston and Martha Lackey

hereinafter called "Buyer", of Greenville County, South Carolina.

WITNESSETH:

For and in consideration of the sales price and mutual covenants herein contained, the Seller does hereby agree to sell unto the Buyer, and the Buyer does hereby agree to buy, the following described real estate, to wit:

2.43 acres as shown on a plat prepared by T. H. Walker, Jr. R.L.S. #3182 of Lakeview Acres situated in the County of Greenville, State of South Carolina, and being more fully described by the following metes and bounds to wit:

Beginning at an iron pin in the center of paved county road and running N78-42E, 406 feet to an iron pin in paved county road; thence turning and running S13-30W, 455.2 tot. feet to an iron pin; thence turning and running N87-40W, 125 feet to an iron pin; thence turning and running N25W, 395 tot. feet to the point of beginning.

1. Deed. Subject to full payment of the purchase price and all interest herein, the Seller shall execute and deliver to the Buyer, or his assigns, a good and sufficient Warranty Deed to the above described real estate, conveying a good, marketable fee simple title thereto, free of all liens and encumbrances, subject to all rights of way and easements of public record and actually existing on the ground affecting the above described property and subdivision setback lines, easements and restrictions of public record. No right, title or interest, legal or equitable, shall vest in the Buyer in and to the aforescribed real estate shall delivery of the deed and performance of all of the covenants herein contained.

2. Purchase Price. As the total purchase and sales price for the above described property, the Buyer hereby covenants and agrees to pay unto the Seller the following total sum or sums which the Buyer reserves the right to prepay in whole or in part at any time, to wit:

Total purchase price is Six Thousand and Seventy-Five Dollars (\$6,075) with a total down payment of Six Hundred Seven Dollars and Fifty Cents (\$607.50), Lakeview Acres, Inc. to finance the balance of Five Thousand Four Hundred Sixty-Seven Dollars and Fifty Cents (\$5,467.50) for a period of Twenty (20) years at an interest rate of Ten (10) per cent. Monthly payments are Fifty-Two Dollars and Eighty Cents (\$52.80), with the first Payment due on the 1st day of July, 1980 with all remaining payments due on or before the First day of each month. Payments are to be made at the following address:

Lakeview Acres Inc.
Post Office 655
122 Hedge Street
Simpsonville, South Carolina 29681

SC70 ----- UNIT 7 80 1560

3. Occupancy. As long as the covenants and conditions of this Bond for Title continue to be performed by the Buyer, the Buyer shall have the right to peaceably occupy and possess the above described real estate without interruption from the Seller or anyone lawfully claiming through Seller.

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