

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

S.C.

JUN 23 '80

BOND FOR TITLE

WITNESSETH

This contract made and entered into by and between  
P. Randall Bentley and Edward C. Case hereinafter referred  
to as the Seller (s) and Charles E. Hunt  
hereinafter referred to as the Purchaser (s).

WITNESSETH

That in and for the consideration hereinafter expressed,  
the Seller agrees hereby to sell and convey to the Purchaser and the  
Purchaser hereby agrees to purchase that parcel or land situate, lying  
and being in the County of Greenville, State of South Carolina,  
Lot 108, Section 1 as shown on plat of subdivision  
entitled Village Houses of F. W. Poe Mfg. Co. Plat  
Book Y, Pages 26-31.

In consideration for said premises, the Purchaser agrees  
to pay the Seller a total of Eight Thousand Seven Five and no/100 (\$8,075.00)  
Dollars for said property as follows: \$1,875.00 at closing and balance  
of \$6,200.00 principal due on or before December 9, 1981 and interest  
only payments at \$56.83 a month beginning on July 1, 1980. (Interest  
payments based on the rate of 11%)

It is understood and agreed that the Purchaser will pay  
all taxes upon said property from and after the date of this contract  
and will insure all building improvements against loss for the price  
herein. Purchaser to furnish Seller with a copy of insurance policy.

In the event any due installment is in arrears and unpaid  
for        days this contract shall, at the option of the Seller, there-  
upon terminate and any and all payments made by the Purchaser prior  
thereto, shall be forfeited by the Purchaser to the Seller as rent for  
the use of said premises and as liquidated damages for the breach of  
this contract.

Upon the payment of the purchase price set forth above,  
the Seller does hereby agree to execute and deliver to the Purchaser  
a good, fee simple, general warranty deed to said property with dower  
renounced thereon. Any title defects or encumbrances to be cleared at  
the expense of the Seller. In the event of any litigation, the violating  
party at fault shall be responsible for the other party's costs incurred  
in obtaining enforcement. This contract is binding upon the undersigned  
and their respective heirs, executors, administrators and assigns.

In witness whereof, we have hereunto set our hands and  
seals this 23 day of June, 19 80.

IN THE PRESENCE OF:

[Signature]  
[Signature]  
\_\_\_\_\_

[Signature] (SEAL)  
P. RANDALL BENTLEY (SEAL)  
EDWARD C. CASE (SEAL)  
CHARLES E. HUNT (SEAL)

STATE OF SOUTH CAROLINA )  
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PROBATE

Personally appeared the undersigned witness and made oath  
that (s)he saw the within named Seller (s) and Purchaser (s) sign, seal  
and as their act and deed deliver the within Bond for Title and that (s)he  
with the other witness subscribed witnessed the execution thereof.

SWORN to before me this 23  
day of June, 19 80.  
[Signature] (SEAL)  
Notary Public for South Carolina  
My Commission Expires:  
RECORDED JUN 24 1980 at 2:30 P.M.

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