



Five star realty



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STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

GRANTOR FILED
NOV 22 1 52 PM '80
JUNNIE BANKERSLEY
R.M.C.

BOND FOR TITLE

1131 827

0 THIS BOND FOR TITLE entered into this day and year hereinafter set forth by and between Lakeview Acres Co.
1 Inc., hereinafter called "Seller", and Tinny A. Wilson
2 James H. Blevins hereinafter called "Buyer", of Greenville County, South
3 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:

A tract of land containing 7 acres more or less located on the South side of Nash Mill Road and being bounded on the West by Charles E. Dean, bounded on the South by the Grantor, bounded East by the Grantor and bounded on the North by Nash Mill Road. A new survey will be ran to determine exact boundary lines.

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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:

Buyer to pay a total sales price of Fourteen Thousand Dollars (\$14,000). Seller to finance Fourteen Thousand (\$14,000) over a period of fifteen (15 years) at a ten (10) percent interest rate. First payment to be due on April 25, 1980 with monthly payments to be in the amount of One Hundred Fifty Dollars and Forty Five Cents). No penalty for early payoff.

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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