

The State of South Carolina
COUNTY OF GREENVILLE

S. C.
JUN 1982
WESLEY

KNOW ALL MEN BY THESE PRESENTS: We, Harold F. Hunt and Dorothy D. Hunt ("Sellers") have agreed to sell to Yong Sun Chong and Hyoung Ok Chong ("Buyer") a certain lot or tract of land in the County of Greenville, State of South Carolina, known and designated as Lot No. 9, as shown on plat entitled "Property of George Wesley Craft" made by C.C. Jones, June 5, 1970, recorded in the RMC Office for Greenville County, S.C., in Plat Book 4-E at Page 79, said lot having a frontage of 45 feet on the south side of Florida Avenue, a parallel depth of 80 feet and a rear width of 46 feet; being the same property conveyed to Sellers by deed of the Secretary of Housing and Urban Development dated November 10, 1975, and recorded February 3, 1976, in the RMC Office for Greenville County, S.C., in Deed Book 1031 at Page 99;

and execute and deliver a good and sufficient warranty deed therefor on condition that Buyer shall pay the sum of Twenty Thousand (\$20,000.00) Dollars in the following manner: \$4,000.00 cash herewith, and the balance of \$16,000.00 to be paid in 360 equal and consecutive monthly installments of \$170.77 each, commencing July 1, 1982, and thereafter on the first day of each month until paid in full; payments to include both principal and interest, to be applied first to interest and balance to principal, with interest in arrears, until the full purchase price is paid, with interest on same from date at 12-1/2 per cent, per annum until paid to be computed and paid ^{monthly} ~~annually~~, and if unpaid to bear interest until paid at same rate as principal, and in case said sum or any part thereof be collected by an attorney or through legal proceedings of any kind, then in addition the sum of a reasonable sum ~~dollars~~ for attorney's fees, as is shown by Buyer's note of even date herewith. The ~~purchase~~ Buyer and insurance agrees to pay all taxes while this contract is in force. Buyer may prepay said note, in whole or in part, at any time, without penalty.

It is agreed that time is of the essence of this contract, and if the said payments are not made when due Sellers shall be discharged in law and equity from all liability to make said deed, and may treat said Buyer as tenant holding over after termination, or contrary to the terms of a lease and shall be entitled to claim and recover, or retain if already paid the sum of all monies paid ~~dollars per year~~ for rent, or by way of liquidated damages, or may enforce payment of said note.

In witness whereof, we have hereunto set our hands and seals this 1st day of June A. D., 1982.

In the presence of:
Harold F. Hunt (Seal)
Harold F. Hunt, Seller
Dorothy D. Hunt (Seal)
Dorothy D. Hunt, Seller
Yong Sun Chong (Seal)
Yong Sun Chong, Buyer
Hyoung Ok Chong (Seal)
Hyoung Ok Chong
Olivia B. Norris
Witnesses as to all parties

(235) 250-2-74 (No. 15)

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