

Greenville, Adm.
P.O. Box 3632
Greenville, S.C. 29603

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STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

BOND FOR TITLE

This contract made and entered into by and between
Del-rev, Inc. hereinafter referred
to as the Seller (s) and Electro-Con, Inc. (Kenneth Black)
hereinafter referred to as the Purchaser (s).

W I T N E S S E T H

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,
being known and designated as containing 4.40 acres according to plat entitled "Survey
for Ethel C. Durham", recorded in the RMC Office for Greenville County, in Plat
Book 50 at page 9.

In consideration for said premises, the Purchaser agrees
to pay the Seller a total of Thirty Thousand and NO/100 (\$30,000.00)
Dollars for said property as follows: The sum of \$2,000.00 is due and payable
on January 1, 1985, and the sum of \$2,000.00 shall be paid on the 1st day of January
of each year, with the balance of the \$30,000.00, plus accrued interest at 12% being
due and payable on January 1, 1990.

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 30 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 6th day of April, 1984.

IN THE PRESENCE OF:

Cynthia P. Glenn
Paul P. Howard

DEL-REV, INC. (SEAL)

By: L.H. Ziebel (SEAL)

Electro-Con, Inc. (SEAL)

By Kenneth Black (SEAL)

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

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 6th
day of April, 1984.
Cynthia P. Glenn (SEAL)
Notary Public for South Carolina
My Commission Expires: 11 30

Cynthia P. Glenn

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RECORDED APR 18 1984 at 11:52 A.M.

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