

4. Taxes for the year 1984 are to be prorated when the information is available and Purchaser will pay Seller for the unearned portion. 1985 and all future taxes will be paid by Purchaser.
5. The Purchaser agrees to keep fire insurance coverage on this property in at least the amount of the unpaid balance on the TOTAL INDEBTEDNESS to the Seller, reflecting the Seller and/or Bankers Mortgage Corporation as loss payee. Purchaser will furnish Seller the original or copy of the policy, current at all times, during the term of this instrument, and hereby agrees to pay the premium on said insurance.
6. It is understood and agreed that the property covered in this Bond for Title or any future mortgage given by Purchaser to Seller, may be assumed without the written consent of the Seller.
7. If there is a default in any of the terms, conditions or covenants of this Bond for Title, including the monthly payment to principal and interest, or the taxes and insurance, and said amounts remain unpaid for a period of sixty (60) days, Seller may immediately declare this Bond for Title terminated, retain all sums paid hereunder as rent and/or liquidated damages and be entitled to immediate possession of the premises.
8. Purchaser agrees to keep the residence in a good state of repair and cleanliness during the term of this agreement.
9. Purchaser has agreed to give Seller dated checks for a year at a time to be used for the monthly installments.

IN WITNESS WHEREOF, the parties hereto have set their hands and seals at Greenville, South Carolina, this 31 day of July 1984.

IN THE PRESENCE OF:

W.W. Walker
Paul D. Norris

Jeanne D. Threatt Norris (L.S.)
 Jeanne D. Threatt Norris
 Seller
Josh Singleton (L.S.)
 Josh Singleton
 Purchaser

STATE OF SOUTH CAROLINA)
 COUNTY OF GREENVILLE) PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named JEANNE D. THREATT NORRIS, seller, and JOSH SINGLETON, Purchaser, sign, seal and as their act and deed deliver the foregoing BOND FOR TITLE, and that (s)he with the other witness subscribed above, witnessed the execution thereof. SWORN TO BEFORE ME, THIS THE

31 DAY OF July 1984
W.W. Walker
 Notary Public for S. C.
 My commission expires: 9-25-90

Paul D. Norris

RECORDED

4328-1721