

(Contract to sell land)

State of South Carolina,

County of Greenville.

Agreement in duplicate between S.W. Reams and J.L. Grahl, Witnesseth:-

I. That the said S.W. Reams binds himself, his heirs and assigns, to convey to said J.L. Grahl, by good fee simple deed, that lot of land situate in said County and State between Woodside and Monaghan Mills, described as follows: Upon compliance with the terms and conditions of this contract All that piece, parcel or lot of land situate, lying and being in the County and State aforesaid, about one and one-half miles west of Greenville Court House and being a portion of a sub-division known as "City View". Beginning at a stake on the west side of Henderson Street, joint corners of lots #62 and 63 and running thence in a westerly direction with joint lines of said lots one hundred and fifty feet (150) feet to a stake on an alley; thence in a Northernly direction with said Alley fifty feet (50) to a stake corner of lots #62 and 62; thence in an Easternly direction with lines of said lots one hundred and fifty feet to a stake on Henderson Street; thence in a southernly direction with line of said Street fifty (50) feet to the beginning corner and being known as lot #62, according to a plat made by W.A. Adams, Surveyor, said plat being recorded in the office of R.M.C. for Greenville County. Also, see deed book Vol. 43, page 50 in R.M.C. Office for said County.

II. The said J.L. Grahl agrees to pay to the said S.W. Reams the sum of Two hundred and fifty (\$250.00) dollars for the purchase price of said land, to be paid as follows: \$10.00 cash, the receipt of which is hereby acknowledged; and the further sum of \$10.00 monthly payable on the 1st day of each month, beginning December 1st, 1918, with interest thereon at the rate of 8% per annum to be computed and paid semi-annually until the full amount is paid, with 10% additional as attorneys fee in the event of any litigation or intervention of any attorney in order to collect the amount due or to enforce said contract. And the said J.L. Grahl agrees to faithfully make the payments aforesaid at the proper time or times

(time being of the essence of this contract) and to keep all taxes on said property paid and in case the said J.L. Grahl fails to make said tax payments or payments for the purchase price of said property for two successive months or becomes in arrears for any two months then his rights under this contract shall cease and determine, and all payments made by the said J.L. Grahl to the said S.W. Reams shall be deemed and considered as rental for said premises, and as liquidated damages, and upon thirty days notice, either verbal or written, said J.L. Grahl shall vacate and turn over to said S.W. Reams said premises.

Upon payment of said sum of two hundred and fifty (\$250.00) dollars, with interest thereon at 8% per annum and in the manner aforesaid, said S.W. Reams agrees to convey by good fee simple deed, said premises to the said J.L. Grahl, free of all incumbrances.

This contract is binding upon both parties herein, their heirs and assigns, and upon the performance of the conditions shall remain in full force and effect; otherwise to be null and void and subject to the provisions above set forth.

Witness our hands and seals this 8th, day of November 1918.

H.P. Burbage,

G.W. Walker.

S.W. Reams,

J.L. Grahl.

State of South Carolina,

County of Greenville.

Personally appeared before me G.W. Walker who being duly sworn says; that he saw the within named S.W. Reams and J.L. Grahl sign, seal and execute the within written instrument and that he with H.P. Burbage witnessed the execution thereof.

Sworn to and subscribed before me this

8th, day of November 1918.

H.P. Burbage (L.S.)

Notary Public for S.C.

G.W. Walker

Recorded November 23rd, 1918.

(Contract to sell land)

State of South Carolina,

County of Greenville.

Whereas J.Lee Greene of Greenville County, in State aforesaid am willing to sell and convey the land hereinafter described; and

Whereas, Sevier Amusement Co. of Greenville County, State aforesaid is desirous of obtaining the right to purchase the same.

Now therefore, -- the said J.Lee Greene in consideration of the premises and the sum of 1.00 Dollars to me in hand well and truly paid by the said Sevier Amusement Co., the receipt of which is hereby acknowledged, do hereby for my heirs, executors and administrators undertake and agree to sell, transfer and convey in fee simple to the said Sevier Amusement Co., ~~for the sum of \$1000.00~~ within 30 days after the Government abandons Camp Sevier, all that piece, parcel or tract of land, situate, lying and being in the County of Greenville, State of S.C., and adjoining the right of way of the P. & N. R. to include the buildings now being erected by the Sevier Amusement Co., the said tract to be about 300' X 500' feet, so that Railroad trackage could be gained from P. & N. Railroad. This property is situated is to the North of the P. & N. R.R., just beyond Station of Paris, between the Lee Green House and Paris, and known as point where boxing stand is ^{now} located. For the sum of \$300.00 per acre Dollars, said sum to be paid upon the execution and delivery of good and sufficient deed, conveying said premises with the usual covenant of warranty, free from all incumbrances and demands whatsoever.

In witness whereof I have hereunto set my hand and seal this 19, day of October 1917 A.D.

Witness:

D.W. Ebaugh,

J.T. Solomons, Jr.

J.Lee Greene.

State of South Carolina,

County of Greenville.

Personally appeared before me J.T. Solomons, Jr. who being duly sworn, says that he saw the within named J.Lee Greene sign, seal and as his act and deed, deliver the within written instrument for the uses and purposes therein mentioned and that he with D.W. Ebaugh witnessed the execution thereof.

Sworn to before me this 26,

day of Nov. 1918.

James R. Bates (L.S.)

H.P. S.C.



J.T. Solomons, Jr.

Recorded November 26th, 1918.