

State of South Carolina,
County of Greenville.

This agreement made and entered into this the 20, day of March 1923, by and between A.S. Pack, of the one part, hereinafter called the Seller, and Nornie W. Davenport, of the other part, hereinafter called the Purchaser. Witnesseth:

That for and in consideration of the terms, conditions, money paid and to be paid, as is hereinafter stated, the said Seller has bargained and sold and will convey to the Purchaser, her heirs or assigns, as is hereinafter stated, all of that certain lot of land situate at the intersection of Arlington Avenue and McBees Boulevard, in the City and County of Greenville, South Carolina: Beginning at a point on said Boulevard which is 125 ft. from its intersection with the Easley Bridge or Townes Road, and runs thence along said Boulevard 101 feet and 3 inches to the beginning of the curve in the line of said lot; and runs thence along said curve approximately North 59.27 E. to corner of lots 15 and 16; thence along the line of lots 15 and 16, 137 feet to corner of lot conveyed heretofore by the Seller to M.P. Moore; thence along the line of the said Moore lot 72 feet to the beginning corner.

The Purchase price of said lot is Six Thousand Two Hundred Dollars, of which sum One hundred Dollars has been paid and the further sum of Eleven Hundred Dollars to be paid by the said Purchaser to the Seller on or by the 20th, day of March 1923, and the said Purchaser to pay the remainder of said principal by paying Fifty Dollars the 16th, day of April, 1923, and Fifty Dollars on the 16th, day of each and every consecutive month until fully paid; all credit portion to bear interest from the 20th, day of March 1923, until paid, at the rate of eight per cent per annum, payable semi-annually, and all unpaid interest to bear interest at the same rate as the principal until paid; that the said Purchaser will pay all taxes and assessments against said property that may accrue on and after the said 20th, day of March 1923, and all insurance premiums for policies of fire insurance on the buildings on said premises or and after said date, the intention being that the seller is liable for all taxes and assessments and insurance premiums up to the said 20th, day of March, 1923.

It is further understood and agreed that the Purchaser will keep and maintain the buildings on said premises insured against loss and damage by fire in the sum of Five Thousand Dollars, and assign said policies to the Seller and if at any time the Seller has to pay any taxes, assessments or insurance premiums he may charge the same to the Purchaser and collect from her therefor, under the terms of this contract, adding the same and interest to the purchase price thereof.

It is further agreed that ten hundred dollars of the eleven hundred to be paid as hereinabove stated will be paid by the Seller on a mortgage originally for Four Thousand Dollars now covering said premises, and in like manner the Seller will pay thereon the principal and interest to be thereafter paid by the Purchaser as hereinbefore provided; provided, however, said mortgage is not otherwise paid or is not otherwise reduced in amount in proportion to the payments and interest hereinbefore stated to be paid by the Purchaser; that the purchaser has leave to anticipate any or all payments.

It is further agreed that upon the Purchaser complying with all the terms and conditions herein stated and when all taxes, insurance premiums, assessments, principal and interest have been paid the Seller will by good and sufficient deed, and free from encumbrance, convey to the Purchaser, her heirs or assigns, premises hereinbefore described.

(Over)