

State of South Carolina.
County of Greenville.

Whereas, the National Government is contemplating the establishment of a National Soldiers' Home for veterans; and Whereas, the land for said Soldiers' Home must be donated to induce its location, and

Whereas, the Greenville Chamber of Commerce desires to acquire options upon certain lands supposed to be suitable as a site to be donated for said purpose;

Now, therefore, the undersigned, being the owner of the lands hereinafter described, in consideration of the sum of One Dollar (\$1.00) in hand paid, the receipt of which is hereby acknowledged, has given and granted unto the said Chamber of Commerce the right and option to purchase said lands for said purpose at the price and on the terms hereinafter stated, to-wit:

The price to be Three Hundred Dollars per acre.

Terms: Cash on delivery of the deed and approval of title by the attorneys for United States Government.

This option is to continue for the full period of six (6) months from December 1, 1930, giving the said Chamber of Commerce, however, the right to an extension of this option for an additional period of ninety (90) days upon the payment of the further sum of One Dollar (\$1.00). It is understood, however, that the Chamber of Commerce will not exercise this right of extension unless there should be, in the opinion of said Chamber of Commerce, a reasonable chance of securing the location of said home upon the lands hereinafter described. If, during the life of this option or extension thereof, the Chamber of Commerce shall notify the undersigned, in writing of its election to exercise this option, then the undersigned shall be bound to turn over to the Chamber of Commerce all title deeds and memoranda in his possession affecting said lands. It is understood that the title shall be subject to the approval of the attorney representing the United States Government. The Chamber of Commerce shall not be bound to comply with this contract unless the title shall be approved by said attorney. On notice that the title has been approved, the undersigned agrees, within ten (10) days, to tender a good and sufficient deed conveying the said lands to the United States Government or to such Board or Department as may be indicated by said Chamber of Commerce, and to deliver full possession of the premises, at which time the Chamber of Commerce, shall pay the amount herein before indicated.

If, at the time of the taking over of said lands, there should be any growing crops thereon, then it is understood that the Chamber of Commerce shall pay to the undersigned or to the person entitled to said crops the value thereof, this value to be determined by agreement between the Chamber of Commerce and the undersigned, and, in case of disagreement, to be determined by three arbitrators, one to be selected by the Chamber of Commerce, one by the undersigned, and these two to select the third, the amount so determined to be binding and the Chamber of Commerce, upon payment of said sum, to be entitled to take said crops.

The lands hereinafter described are, the following.

That certain tract situate in the County and State aforesaid, in Chicks Springs Township, Greenville County, containing approximately sixty five acres. Beginning at a branch which is crossed by the main line of the Southern Ry. South of Paris station and at line of the right of said rail road, and running thence in a southern direction with said branch to Moreheads line; thence with Moreheads line N. E. to "Mooney" road; thence containing across said road in the same direction with Mellers line to joint corner of Green, Miller and Ballenger; thence N. E. with T. E. Greens line to the Lee road, thence with said road in a southerly direction to Farmers line; thence with Farmers line to "Mooney" road; thence across Mooney road to corner of Mrs. Greens; thence with Mrs. Greens line to right of way of Southern Ry; thence with said right of way in a southerly direction to point of beginning. Also a right of way 60 or 80 ft. in width for a road across the remainder of my property from Cuttlers line to the branch above referred to the location of this road to be agreed to between the parties hereto.

Executed in Greenville, South Carolina, this 19th day of Nov. A. D. 1930.

In the presence of:

A. G. Gower.

T. C. Gower

T. M. Ballenger, Exo. (I.S.)

of Estate of J. H. Ballenger.

State of South Carolina.
County of Greenville.

Personally appeared before me T. C. Gower and made oath that he saw the within named T. M. Ballenger, Executor Estate of J. H. Ballenger sign, seal and as his act and deed deliver the within written agreement, and that he with A. G. Gower witnessed the execution thereof.

Sworn to before me this 19th day of November A. D. 1930

T. C. Gower.

A. G. Gower.

Notary Public for S. C.

Recorded this the 19th day of December 1930 at 9:30 A. M.

END OF