

This Agreement in triplicate, made and entered into this 10th day of March, 1933 by and between The Union Central Life Insurance Company, of Cincinnati, in the County of Hamilton and State of Ohio, party of the first part, and J. T. Bull, of Greenville, in the County of Greenville and State of South Carolina, party of the second part, Witnesseth:

First--That the said party of the first party, for and in consideration of Seventy (\$70.00) Dollars and the further delivery to it by party of the second part of 47,960 pounds of lint cotton to grade and to be delivered as hereinafter agreed and the faithful performance of the conditions and agreements hereinafter expressed on the part of the party of the second part to be performed, kept and fulfilled (the performance of each and every of said covenants and agreements, as well as the payment of said specified amounts being hereby expressly declared a condition precedent and of the essence of this contract) hereby agrees to sell and convey to the party of the second part, all that certain tract lot or parcel of land lying and being in the County of Greenville, and State of South Carolina, to-wit:

Beginning at a point on the east side of the Loss Swamp Road, three quarters of a mile east of Augusta National Highway corner of J. D. Harris lands and running N. 71 $\frac{1}{2}$ ° E. 11 chains to a stake; thence N. 25 $\frac{1}{2}$ ° W. 13.97 chains to stake; thence S. 68° W. 3.85 chains to stake; thence N. 77 $\frac{1}{2}$ ° W. 37.63 chains to stake; thence S. 15 $\frac{1}{2}$ ° W. 4.04 chains to stake on branch; thence with said branch in a Southeastern direction 4.50 chains to stake at junction of branches; thence with branch S. 88° W. 5 chains, S. 73° W. 5 chains, S. 86 $\frac{1}{2}$ ° W. 1 chain, S. 51 $\frac{1}{2}$ ° W. 3.60 chains, S. 58 $\frac{1}{2}$ ° W. 7.36 chains to stake; thence S. 32 $\frac{1}{2}$ ° W. 5.50 chains to stake; thence N. 82 $\frac{1}{2}$ ° E. 3.49 chains to stake; thence N. 47 $\frac{1}{2}$ ° E. 8.80 chains to stake; thence S. 83 $\frac{1}{2}$ ° E. 10.57 chains to stake; thence S. 57° E. 6.90 chains to stake; thence N. 51 $\frac{1}{2}$ ° E. 2.35 chains to stake; thence E. 70 $\frac{1}{2}$ ° E. 11 chains to stake; thence S. 77 $\frac{1}{2}$ ° E. 9.50 chains to stake to the beginning point. Containing 84.8 acres according to plat of C. M. Furman, Jr., C. E., dated March 25th, 1930, being bounded by lands of J. D. Harris, Mrs. R. E. Chandler, Mrs. Mamie Moore, W. H. Tripp, T. M. Griffin, et al.

containing 84.8 acres, more or less, subject to rights of way, if any, for public roads or other purposes heretofore laid out or established, and now existing over and across any part of said land.

Second:--And the party of the second part hereby covenants and agrees to purchase of the party of the first part, the above described land and premises, and to pay therefor \$70.00 in money payable \$10.00 per month beginning 12/1/33 & the above indicated 47,960 pounds of lint cotton to be delivered to the party of the first part over a term of years on or before the first day of November of each year in lots, as evidenced by that certain purchase money cotton note of even date herewith, executed by party of the second part to the order of the party of the first part, and payable in the years and the number of pounds per year as specified below to-wit:

- 2398 lbs. 11/1/33; 2398 lbs. 11/1/34; 2398 lbs. 11/1/35; 2398 lbs. 11/1/36; 2398 lbs. 11/1/37; 2398 lbs. 11/1/38; 2398 lbs. 11/1/39; 2398 lbs. 11/1/40; 2398 lbs. 11/1/41; 2398 lbs. 11/1/42; 2398 lbs. 11/1/43; 2398 lbs. 11/1/44; 2398 lbs. 11/1/45; 2398 lbs. 11/1/46; 2398 lbs. 11/1/47; 2398 lbs. 11/1/48; 2398 lbs. 11/1/49; 2398 lbs. 11/1/50; 2398 lbs. 11/1/51; 2398 lbs. 11/1/52.

The payments described above include both principal and interest.

THIRD:--It is agreed by the parties hereto that the term "cotton" wherever used in this instrument shall be construed to mean lint cotton, to grade not less than middling, picked and ginned in merchantable bales of average 500 pounds weight each, all free of cost to the party of the first part.

FOURTH:--The delivery of said cotton in each year shall be free of cost to party of the first part at any warehouse designated by the party of the first part within said State and County, or held in free storage space on above described premises at option of said party of the first part.

FIFTH:--Should any delivery of said cotton be not made on or before the day stated for its delivery, said sum determined as herein provided shall bear interest in money at the rate of 6 per centum per annum from the delivery date for the period allowed by law and if such default in whole or in part shall continue over thirty days from delivery date, the party of the first part shall at its option have the right to declare said installment and the principal of the remaining installments due and payable in full in money, based on the unpaid installments in cotton, the sum in money to be arrived at as the value of middling lint cotton as quoted on the opening of the market on the New York Stock Exchange on the day the purchase money cotton installments are declared due in full, but in no event to be figured at less than ten cents per pound; and the party of the first part shall have the right to enter suit on the note on a money basis figured as herein set out.