

OPTION

KNOW ALL MEN BY THESE PRESENTS, That I (~~was~~),

James H. Simkins

residing at

Route 3

Greenville County,

S. C., in consideration of the sum of One Dollar (\$1.00) to me (us) in hand paid by FURMAN UNIVERSITY, at and before the signing and delivery of these presents (the receipt whereof is hereby acknowledged), do hereby give and grant unto

FURMAN UNIVERSITY, its successors and assigns,

the option and right to purchase on or before 12 o'clock, noon, September 1st, 1950, at the price and upon the terms and conditions hereinafter set forth, all that certain parcel of land, with all improvements thereon, situate in the County of Greenville, South Carolina, and more particularly described as follows:

All that piece, parcel or lot of land in Paris Mountain Township, Greenville County, State of South Carolina, containing twenty-five and 53/100 (25.53) acres, more or less, known and designated as Tract No. 19 on plat of property of P. K. Thackston made by W. J. Riddle, Surveyor, September 1939, having the following courses and distances:

Beginning at a point in the center of a thirty-foot road, joint corner of tracts 9, 10 and 18 on said plat, and running thence along the center of said road N. 53-05 E. 584 feet to point in said road, corner of tract 20; thence along line of tract 20, N. 43-10 W. 1798 feet to point on the G. & K. Railway right of way; thence along said right of way S. 32-20 W. 392 feet to point; thence still along said right of way S. 27-03 W. 200 feet; thence along said right of way S. 19-48 W. 200 feet to point, corner of tract No. 18; thence along line of tract No. 18 S. 50 E. 1503 feet to beginning.

The terms and conditions of this option are as follows:

1. In the event Furman University shall elect to exercise this option, written notice to that effect shall be mailed to me (~~was~~) at Route 3 Greenville, S. C., on or before September 1st, 1950.

2. The purchase price of the property herein optioned shall be Five thousand one hundred six & no/100 (\$ 5,106.00 ) Dollars, payable in cash or by check simultaneously upon the delivery and acceptance on or before December 31st, 1950, of a fee simple warranty deed conveying the above described property to FURMAN UNIVERSITY, its successors and assigns, free from all liens and encumbrances.

3. The seller may occupy the premises until December 31st, 1950, upon payment of taxes to said date. The seller will have until December 31st, 1950, to gather crops. In the event the possession of the premises is given at an earlier date, the taxes will be prorated for 1950.

IN WITNESS WHEREOF, I (~~was~~) have hereunto set my (~~own~~) hand (s) and seal (s) this 10th day of April, 1950.

In the Presence of:

Mary L. Shaw

James H. Simkins (LS)

Mildred Thompson

(LS)

(LS)

The within option exercised by the undersigned the 29th day of August, 1950.

In the Presence of:

James L. Hammik

FURMAN UNIVERSITY

By Alfred Furman

John M. Smeak

President of the Board of Trustees

And W. H. Smeak

Secretary of the Board of Trustees

STATE OF SOUTH CAROLINA)  
COUNTY OF GREENVILLE)

PERSONALLY appeared before me Mary L. Shaw and made oath that she saw the within named James H. Simkins sign, seal and deliver as his act and deed the within option, and that she with Mildred Thompson witnessed the execution thereof.

SWORN to before me this 29th day of August, 1950.

Robert C. Darr (LS)  
Notary Public for South Carolina

Mary L. Shaw