

State of South Carolina,

JAN 3 3 44 PM 1955

County of Greenville

OLLIE FARNSWORTH  
R.M.C.

KNOW ALL MEN BY THESE PRESENTS: That I, W. G. Sirrine,

hereinafter designated as "Owner," has agreed to sell to

D. B. Tripp

hereinafter designated as "Purchaser"

a certain lot or tract of land in the County of Greenville, State of South Carolina, known as Lot No. 5 as shown on plat of property of Carolina Loan & Trust Company made by Dalton & Neves, Engineers, in August 1939, and an addition made to said plat in February 1941, and having the following metes and bounds: BEGINNING at a point in center of Reedy River at corner of Lot conveyed to James P. Wilson, and running thence with line of Wilson and O. P. Quattlebaum, N. 4-30 E. 104.6 feet; thence in center of River with Quattlebaum line N. 13-17 W. 133 feet; thence along lands now or formerly of Riverdale Mills, shown on plat as Southern Pile and Fabric Company, S. 71-0 W. 204 feet to an iron pin; thence S. 19 E. 175 feet to an iron pin; thence S. 71 W. 59.6 feet to an iron pin on the northern side of right-of-way of New Belt Line Road; thence with northern side of New Belt Line Road, N. 85-22 E. 230 feet, more or less, to point in the middle of Reedy River, the beginning corner, being a portion of the same conveyed to me by Carolina Loan & Trust Company by deed dated August 13, 1941, and recorded in Book 236, page 105.

sum of one thousand no/100 Dollars in the following manner

on or before one year after date

until the full purchase price is paid, with interest on same from date at six percent per annum until paid, to be computed and paid annually, and if unpaid to bear interest until paid at the same rate as principal, and in case said sum or any part thereof be collected by an attorney, or through legal proceedings of any kind, then in addition the sum of ten per cent of whole amount due ~~dollars~~ for attorney's fees, as is shown by his note of even date herewith. The purchaser shall pay all taxes assessments and insurance premiums while this contract is of force.

It is agreed that time is of the essence of this contract, and if the said payments are not made when due the Owner shall be discharged in law and equity from all liability to make said deed, and may treat the Purchaser as a tenant holding over after the termination, or contrary to the terms of his lease, and shall be entitled to claim and recover, or retain if already paid the sum of dollars per year for rent, or for liquidated damages, or may enforce payment of said note.

The Purchaser agrees to buy the land and pay for the same, subject to the above conditions.

In witness whereof we have hereunto set our hands and seals this 2nd day of

October, 1954, A. D., 1954

In the presence of

*W. G. Sirrine* (Owner) *W. G. Sirrine* (SEAL)

*D. B. Tripp* (Purchaser) *D. B. Tripp* (SEAL)

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