

on the land and may further construct any buildings or other structures at any time, so long as the same shall not actually make the continued occupancy of the house impractical.

IV

TITLE TO BE CONVEYED

The Sellers agree to convey to the Buyers a good and marketable fee simple title, with dower renounced, free of any liens or encumbrances. Taxes shall be prorated as of the date of closing. The Sellers shall pay for stamps on the deed.

V

DAMAGES ON BREACH

In the event the Buyers should fail to perform this contract and fail to pay the balance when due, the Sellers shall have and retain title to any improvements made by the Buyers on the property, and shall retain in addition the down payment of \$1,000.00 as complete and full liquidated damages on account of the breach of this contract.

IN WITNESS WHEREOF We have hereunto set our hands and seals this the 22nd day of July, 1958.

WITNESSES:

<u>[Signature]</u>	<u>G. H. Grant</u>	(LS)
<u>[Signature]</u>	<u>Lillian Pittman</u>	(LS)
	SELLERS	
<u>[Signature]</u>	<u>J. W. Strickland</u>	(LS)
	<u>J. E. Strickland</u>	(LS)
	BUYERS	

(Continued on next page)

State of South Carolina
County of Greenville
For value received & to hereby assign, transfer and set over
All my interest in the within contract to J. E. Strickland and direct