

JAN 22 4 47 PM 1965

The State of South Carolina }
COUNTY OF GREENVILLE }

OLLIE WORTH
R.M.C.

KNOW ALL MEN BY THESE PRESENTS: That James H. Robinson and L. J. Forrester, Jr.

..... have agreed to sell to
B. H. Meeks a certain lot or tract

of land in the County of Greenville, State of South Carolina, Greenville Township, being known and designated as Lot Nos. 11 & 12 according to plat of Pride and Patton Land Company, recorded in Plat Book E, Page 249, in the RMC Office for Greenville County, being situate on the northern side of the Judson Road and being more particularly described according to said plat as follows:

BEGINNING at an iron pin at the intersection of the Judson Road and Valley Street and running thence with Valley Street N. 36-15 E. 211 feet to the rear corner of Lot No. 33; thence with the rear lines of Lots 33 and 34, 100 feet to an iron pin, joint rear corner of Lot Nos. 10 & 11; thence with the joint lines of said lots, S. 36-15 W. 211 feet to an iron pin on the northern side of the Judson Road; thence with the northern side of Judson Road N. 53-45 W. 100 feet to the beginning corner.

and execute and deliver a good and sufficient warranty deed therefor on condition that he shall

pay the sum of ~~Forty-Two Hundred (\$4,200.00)~~ Dollars in the following manner \$300.00 upon execution hereof, the receipt of which is hereby acknowledged, and the balance of \$3,900.00 to be paid in monthly installments of \$50.00 each beginning the 15th day of February, 1965, and \$50.00 the 15th day of each month thereafter until the sum of \$3,900.00 is paid in full. Payments to be applied first to interest and the balance to principal until the full purchase price is paid, with interest on same from date at six (6%) per cent, per annum until paid to be computed and paid ~~monthly~~ ^{monthly}, and if unpaid to bear interest until paid at 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 fifteen (15%) per cent ~~dollars~~ for attorney's fees, as is shown by his note of even date herewith. The purchaser agrees to pay all taxes while this contract is in force.

It is agreed that time is of the essence of this contract, and if the said payments are not made when L. J. Forrester, Jr. and James H. Robinson due shall be discharged in law and equity from all liability to make said deed, and may treat said B. H. Meeks as tenant holding over after termination, or contrary to the terms of a lease and shall be entitled to claim and recover, or retain if already paid the sum of \$250.00 plus all monthly payments dollars per year for rent, or by way of liquidated damages, or may enforce payment of said note.

In witness whereof, we have hereunto set our hands and seals this 16th day of January A. D., 19 65

In the presence of:

Linda C. Brewster (Seal)
Fred W. Wald (Seal)
B. H. Meeks (Seal)
L. J. Forrester (Seal)
James H. Robinson (SEAL)

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