

STATE OF SOUTH CAROLINA

JUN 23 3 27 PM '69

BOND FOR TITLE

COUNTY OF GREENVILLE

OLLIE FARNSWORTH
R. M. C.

This contract made and entered into by and between

O. FRED ANDERS

hereinafter referred to as the Seller(s) and LONNIE FREDERICK ANDERS

hereinafter referred to as the Purchaser(s).

WITNESSETH

That in and for the consideration hereinafter expressed, the Seller agrees hereby to sell and convey to the Purchaser and the Purchaser hereby agrees to purchase that parcel of land situate in the County of Greenville, State of South Carolina, containing 2.68 acres and being shown on a plat of Property of J. R. Richardson, recorded in Plat Book 00, at page 485.

IN CONSIDERATION for said premises, the purchaser agrees to pay to the Seller a total of

\$16,713.25 Dollars for said lot(s) as follows: By immediate assumption of a loan having a balance of Sixteen Thousand, Seven Hundred Thirteen and 25/100 (\$16,713.25) Dollars, at Fountain Inn Federal Savings & Loan Association, recorded in Mortgage Book 1068, at page 590. (Monthly payments \$130.48)

IT IS UNDERSTOOD AND AGREED, that the Purchaser will pay all taxes upon said lot(s) from and after the date of this contract and will insure all building improvements against loss for the price herein.

In the event any monthly installment is in arrears and unpaid for a period of 30 days, this contract shall, at the option of the Seller, thereupon terminate and any and all payments made by the purchaser prior thereto shall be forfeited by the Purchaser to the Seller as rent for the use of said premises and as liquidated damages for the breach of this contract.

Upon the payment of the purchase price above set forth, the Seller does hereby agree to execute and deliver to said Purchaser a good, fee simple general warranty deed to said property with dower renounced thereon.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this the 20th day of June, 1969.

In the presence of:

W. Allen Reed
Roy E. Hokley

(Seller) *O. Fred Anders* (SEAL)

(Seller) _____ (SEAL)

(Seller's Wife) _____ (SEAL)

(Purchaser) *Lonnie Frederick Anders* (SEAL)

(Purchaser) _____ (SEAL)

PROBATE

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

Personally appeared before me the undersigned witness and made oath that (s)he saw the within named parties sign, seal and as their act and deed deliver the within written Bond for Title, and that (s)he, with the other witness subscribed above witnessed the execution thereof.

Sworn to before me this

20th day of June, 1969.

W. Allen Reed (SEAL)

Notary Public for South Carolina
My Commission expires: Jan. 1, 1971.

Roy E. Hokley