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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

CONTRACT FOR SALE

This is a contract between John W. Sheehan, by Arthur O'Leary, as his attorney in fact, and purchaser, Albert E. Stevens and Pauline E. Stevens, as Sellers.

The purchaser agrees to buy and the sellers agree to sell property known as Lot 43 of Buxton Subdivision, located in Greenville County, South Carolina, the street address of the premises being 215 Crestwood Drive.

The purchase price of this property is the sum of Forty-three thousand two hundred fifty and no/100 (\$43,250.00) Dollars in cash. Two hundred fifty and no/100 (\$250.00) Dollars of the consideration is paid as a binder at the time this instrument is signed and an additional Three thousand (\$3,000.00) Dollars will be paid within two weeks after the execution of this agreement.

The terms of the sale will be cash payable at the time possessions in fact is delivered.

This transaction shall be closed and possession of the property delivered on June 1, 1976, or at such time not exceeding five (5) days before said date and not exceeding five (5) days after such date as the parties may agree upon. Otherwise time is of the essence.

The sellers agree that they will maintain the premises in their present condition and that any damage done to the premises whether by act of God, by carelessness, or by vandalism or by fire or other casualty, will be adjusted with respect to the purchase price. In the event of disagreement the purchaser shall place in the hands of an agreed escrow agent the amount in dispute pending final resolution.

The fixtures of the house are included in the purchase price, including dishwasher, stove and installed carpeting (but not the refrigerator).

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