

RECORDED
S. C.
MARCH 14 '80
GREENVILLE
SHERIFF'S OFFICE

BOOK 435

STATE OF SOUTH CAROLINA)
) BOND FOR TITLE
COUNTY OF GREENVILLE)

KNOW ALL MEN BY THESE PRESENTS:

William E. Smith, Ltd. has agreed to sell to Abdulrahim U.

Patel and Nasim A. Patel the following described property:

ALL that piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lot No. 163 on plat of Devenger Place, Section 10, recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 7-C, at page 6, reference to which is hereby made for a more complete description by metes and bounds;

and execute and deliver a good and sufficient warranty deed therefor on condition that Abdulrahim U. Patel and Nasim A. Patel shall pay the sum of of Seventy-one Thousand and No/100 Dollars (\$71,000.00) in the following manner: Nine Thousand Four Hundred and No/100 Dollars (\$9,400.00) in cash and the balance of Sixty-one Thousand Six Hundred and No/100 Dollars (\$61,600.00) in accordance with the terms of promissory notes of even date, until the full purchase price is paid, with interest on same in accordance with the terms of said notes. The Purchasers agree 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 due, William E. Smith Co., Ltd. shall be discharged in law and equity from all liability to make said deed, and may treat Abdulrahim U. Patel and Nasim A. Patel as tenants holding over after termination, or may enforce payment of said notes.

IN WITNESS WHEREOF, the undersigned parties have set their hands and seals this 14th day of March, 1980.

In the presence of:
Elizabeth Johnson

WILLIAM E. SMITH, LTD. (SEAL)
By: William E. Smith, Pres.
Its President

Abdulrahim U. Patel (SEAL)
Abdulrahim U. Patel

Nasim A. Patel (SEAL)
Nasim A. Patel

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