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pledging the described premises, for the remaining balance due upon the same terms as set forth herein for payment, said general warranty deed will also be subject to any applicable restrictions, easements, rights of way, roadways and zoning ordinances of record, on the recorded plats or on the premises. Said note shall provide for interest from that date at the rate of ten (10%) per cent per annum until paid in full at the same monthly payments as before of \$991.14, unpaid interest 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, a reasonable amount for attorney's fees, as is shown by purchaser's note of even date herewith. The purchaser agrees to pay all taxes while this contract is in force, and agrees to maintain an amount of insurance to protect seller's interest in the property.

IT IS AGREED that time is of the essence of this contract, and if the said payments are not paid when due, including payments outstanding on the mobile homes as heretofore set out, and are thirty (30) days in arrears, then Seller shall be discharged in law and equity from all liability to make said deed, and may treat purchaser as tenant holding over after termination of lease, or contrary to the terms of a lease and shall be entitled to claim and recover, or retain if already paid, all sums theretofore paid as rent, including payments outstanding on the mobile homes as heretofore set out, or by way of liquidated damages, or may enforce payment of said note.

IN WITNESS WHEREOF, we, Harris D. Cakes, Seller, and Don Stegall, purchaser, have hereunto set our hands and seals this 4 day of April, 1980.

WITNESSES:  
Patricia E. Smith Harris D. Cakes SEAL  
Harris D. Cakes, Seller  
Billy T. Hatcher Don L. Stegall SEAL  
Don Stegall, Purchaser

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )  
PROBATE

PERSONALLY appeared the undersigned witness and made oath that (s)he saw the within named Harris D. Cakes and Don Stegall, sign, seal and as their act and deed deliver the within Bond for Title to Real Estate and that (s)he with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 4 day of April, 1980  
Billy T. Hatcher SEAL  
Notary Public for S. C.  
My commission expires: 7-6-89. Patricia E. Smith  
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