

FILED
GREENVILLE CO. S.C.

BOOK 1152 PAGE 706

STATE OF SOUTH CAROLINA 3 26 PM '81
COUNTY OF GREENVILLE S. TANKERSLEY OPTION TO PURCHASE REAL ESTATE
R.M.C.)

KNOW ALL MEN BY THESE PRESENTS that the undersigned, Annette G. Lister (hereinafter referred to as the Optionor), for and in consideration of the sum of One Hundred and no/100 Dollars (\$100.00) to the Optionor in hand paid, receipt of which is hereby acknowledged, does hereby grant, bargain and convey unto Lillie Mae B. Page (hereinafter referred to as the Optionee) the right, privilege and option to purchase the following tract of land from the Optionor located in Greenville County, South Carolina:

ALL That piece, parcel or lot of land in Greenville County, South Carolina, containing 1.02 acres on the southwestern side of Chinquapin Road, having a frontage thereon of 92.65 feet, more or less, and being shown more particularly on the plat attached hereto and made a part hereof by reference.

The parties hereto consent and agree that the Option herein granted is subject to the following terms and conditions:

- (1) The Option may be exercised at any time on or before December 1, 1981. Notice of the Optionee's intention to exercise such Option shall be given in writing by the Optionee to the Optionor.
- (2) In the event the Optionee elects to exercise its Option within the period or terms hereinabove or hereinafter specified, the Optionor shall deliver to the Optionee a general warranty deed, free and clear of all liens and encumbrances, except easements, restrictions or rights-of-way which do not affect the marketability of title.
- (3) The total purchase price to be paid to the Optionor by the Optionee as consideration for the conveyance of this property in the event the Option is exercised is the sum of Two Thousand and no/100 Dollars (\$2,000.00), to be paid at the time Optionor tenders delivery of a properly executed deed of conveyance for the subject property to the Optionee.
- (4) In the event of the exercise of the Option herein granted, property taxes for the year in which said Option is exercised shall be prorated between the parties as of the date of closing.

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