

W. J. Wood
to Bond for title State of South Carolina
James J. Leopard } County of Greenville
Know All Men By These Presents

That I, W. J. Wood of the City of Greenville
in the County and State aforesaid, am held and
firmly bound unto James J. Leopard, of the said County,
in the sum of six hundred Dollars, to be paid to the said
James J. Leopard, his executors, administrators or assigns,
for which payment, well and truly to be made, I do bind
myself, my heirs, executors and administrators firmly by these
presents. Sealed and dated this 16th day of November 1900.

Whereas the above bounden W. J. Wood has agreed to
sell to the said James J. Leopard fifty eight acres of land
in the said County and State, about sixteen miles
from Greenville Court House, on the Wilson Bridge Road,
consisting of one tract of thirty one acres bounded by
lands of Haynes, Boyd, and others and one tract of
twenty seven acres adjoining lands of Peden, Templeton,
and others, the said tracts being more fully described
in a deed of conveyance of D. Morgan to W. J. Wood,
recorded in R. M. C. office for said County, in Book "300"
page 150, on condition that the said James J. Leopard
shall pay the sum of Six hundred Dollars, in the
manner following, to wit: In installments of One hundred
Dollars each, one, two, three, four, five and six years from
December 20, 1900, with interest on each of said installments
from date at eight percent per annum until paid; interest
to be computed annually and unpaid interest to bear
interest at same rate as principal until paid, with ten
percent of the whole amount in case any or all of these
installments should be collected by attorney, by suit
or through court, and the said James J. Leopard having this
day given his six promisory notes for the aforesaid installments.

Now the condition of this obligation is such, that if the said
James J. Leopard shall pay said notes at maturity, and shall
in the meantime pay all taxes on the said land and the said
W. J. Wood shall, on the completion of said payments, execute and
deliver, or cause to be executed and delivered a good and sufficient
warranty deed to the said James J. Leopard for said fifty eight
acres of land, be the same more or less, then this oblig-
ation to be void, otherwise to remain in full force and
virtue.

And it is expressly agreed by and between the said

parties, that time is of the essence of this contract, and that
in the event of the non-payment of the said sum of
money, or any part thereof promptly, at the time limited,
that then the said W. J. Wood is absolutely discharged
at law and in equity from any and all liability to
make and execute said deed and may treat the said
James J. Leopard as tenant holding over after the termination
or contrary to the terms of his lease, and said W. J. Wood
shall be entitled to claim and hold the sum of One
hundred Dollars per year by way of yearly rent, or by
way of liquidated damages on the failure of said James
J. Leopard to pay the said sum as agreed upon, or said
W. J. Wood may at his option enforce payment of said
note or notes.

It is further agreed that when the sum of Three
hundred Dollars and all interest, has been paid to
W. J. Wood, that he will, if requested by James J. Leopard,
make conveyance of said land as above specified, provided
that he shall receive thereupon from James J. Leopard a first
mortgage of the land to secure the payment of such notes
as may at that time be unpaid.

Signed, sealed and delivered
in presence of } W. J. Wood (seal)

F. J. Price } 150 cts
Wm. G. Surrine } { cancelled }

State of South Carolina }
County of Greenville } Personally appeared
before me William G. Surrine and made
oath that he saw the above named W. J. Wood
sign, seal and as his act and deed deliver the
within written bond for the uses and purposes
within mentioned, and that he with F. J. Price
witnessed the due execution thereof.

Sworn to before me this
16th day of November 1900 } Wm. G. Surrine.

Joseph A. M. Clulough (seal)
Notary Public, S.C.

Recorded November 16 1900

Wm. J. Kemmore } 51
to } State of South Carolina
D. J. Hammett & Jas. L. Orr } County of Greenville

Whereas on the 5th day of October 1900, D. J.
Hammett and Jas. L. Orr, executors of H. P. Hammett
executed to me a deed to lot No. 4, on Bimcoube road
in the County of Greenville