STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

BOND FOR TITLE

KNOW ALL MEN BY THESE PRESENTS: CLAY S. ALDEBOL AND PATRICIA O. ALDEBOL, known as Sellers, have agreed to sell to PATRICK LYLE GUNDERSON AND DOREEN ANNETTE HAMILTON, known as the Purchasers, a certain lot or tract of land in the County of Greenville, State of South Carolina, known as follows:

All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being on the southern side of Circle Road, and being shown on a plat of property of Venture Associates as 2.46 acres, said plat prepared by C. O. Riddle, Surveyor dated September 3, 1976, and recorded in the R.M.C. Office for Greenville County in Plat Book 5V, Page 83, and having, according to said plat, the following metes and bounds, to-wit:

BEGINING at a point in the center of Circle Road, joint corner of property herein conveyed, and other property of Dee Smith Company, Inc., running thence with center of said road the following: N. 19-32 E., 106.9 feet; N. 33-07 W., 310 feet; N. 77-57 W., 79.9 feet; thence S. 85-52 W., 32.6 feet to a point joining front of property formerly owned by Ellen Pinson Butler; running thence with joint property lines S. 26-17 W., 388 feet to an iron pin at joint corner of Butler property, formerly conveyed and other property of Dee Smith Company, Inc.; thence with the Circle Road property herein conveyed and other Smith property S. 86-19 E., 416.95 feet to a point in center of Circle Road to the point of beginning.

Sellers agree to execute and deliver a good and sufficient warranty deed therefor on condition that Purchasers shall pay the sum of Six Thousand One Hundred and No/100 (\$6,100.00) Dollars to be paid in the following manner: One Thousand Five Hundred and No/100 (\$1,500.00) Dollars to be paid upon execution of this instrument and the balance of Four Thousand Six Hundred and No/100 (\$4,600.00) Dollars, with interest at the rate of eight (\$\frac{1}{2}\$) per cent per annum to be paid in equal monthly installments of One Hundred Twelve and \$31/100 (\$112.31) Dollars per month, first payment to commence September 15, 1978, with like payments being made on the same day each month thereafter for forty-seven additional months. If any part of the interest shall be past due, it shall bear interest until paid at the same rate as principal and in the case said sum or any part thereof be collected by an attorney or through legal proceedings of any kind, then a reasonable attorney's fee shall be paid by the Purchasers. It is agreed by and between the parties that the Purchasers shall not be deemed in default until they are six (6) weeks past due on any payment.

Taxes to be prorated as of the date of execution of this agreement and Purchasers agree to pay all taxes and insurance on the above property subsequent to the date of

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