

The State of South Carolina  
COUNTY OF GREENVILLE

FILED  
GREENVILLE CO. S. C.

Vol 1052-319

MAR 13 8 42 PM '79

BONNIE S. TANKERSLEY  
RMC

KNOW ALL MEN BY THESE PRESENTS: that I, Edgar Thomas ("Seller")

..... have agreed to sell to  
Cathy J. Swicegood and Joan L. Cole ("Buyers")

..... a certain lot or tract  
of land in the County of Greenville, State of South Carolina, in Gantt Township, on the  
southern side of Kenmore Drive, being shown and designated as Lot No.  
150 on plat of Rockvale, Section II, made by J. Mac Richardson, Surveyor,  
dated July, 1959, and recorded in the RMC Office for Greenville County,  
S. C., Plats Book QQ, at Page 109, reference to which is hereby craved  
for the metes and bounds thereof; being the identical property conveyed  
to me by deed of Janice Thomas Allison, dated May 1, 1978;

and execute and deliver a good and sufficient warranty deed therefor on condition that "Buyers" shall  
pay the sum of <sup>(\$29,995.00)</sup> Twenty-Nine Thousand Nine Hundred Ninety-Five and No/100 Dollars in the following manner

One thousand Four Hundred (\$1,400.00) Dollars upon execution of this agreement, receipt  
of which is hereby acknowledged, and the balance of Twenty-Eight Thousand, Five Hundred  
Ninety-Five (\$28,595.00) Dollars, payable in monthly installments of Two Hundred Nine and  
83/100 (\$209.83) Dollars, commencing on the first day of each and every month (CONTINUED ON  
REVERSE SIDE)  
until the full purchase price is paid, with interest on same from date at eight (8%) per cent, per annum  
until paid to be computed and paid ~~monthly~~ monthly, and if unpaid 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 proceed-  
ings of any kind, then in addition ~~thereof~~ a reasonable sum ~~thereof~~ for attorney's fees, as is  
shown by "Buyers" note of even date herewith. The purchaser agrees to pay all taxes while this  
contract is in force and to carry insurance on these premises, showing the "Seller" as the  
loss payee in an amount equal to the purchase price.

It is agreed that time is of the essence of this contract, and if the said payments are not made when  
due "Seller" shall be discharged in law and equity from all liability to make said deed, and may

treat said "Buyers" as tenant<sup>s</sup> holding over after termination,  
or contrary to the terms of this lease and shall be entitled to claim and recover, or retain if  
already paid the sum of all monies ~~thereof~~ per year for rent, or  
by way of liquidated damages, or may enforce payment of said note.

In witness whereof, we have hereunto set our hand<sup>s</sup> and seal<sup>s</sup> this first day of  
March A. D. 1979

In the presence of:

*Edgar Thomas* (SEAL)  
EDGAR THOMAS, SELLER

*Cathy J. Swicegood* (Seal)  
CATHY J. SWICEGOOD, BUYER

*Joan L. Cole* (Seal)  
JOAN L. COLE, BUYER

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RECORDS