

PURCHASE AND SALES CONTRACT

VOL 419 PAGE 116

HALL & COX REALTORS

RENTALS SALES INSURANCE LEASES MORTGAGE LOANS APPRAISALS GREENVILLE, SOUTH CAROLINA

Date May 22nd 1950

This memorandum between Hazel Lee Jenkinson, Annie C. Jenkinson, Julia M. Jenkinson, Ellie G. Jenkinson, J. Roy Jenkinson, Mary C. Jenkinson, W. R. Jenkinson and Ruth J. Funderburke, hereinafter called the Sellers,

and C. G. Welborn hereinafter called the Purchaser, witnesseth:

That the Sellers agree to sell the Purchaser the land hereinafter described for the sum of \$ 1200.00 Dollars, to be

paid as follows: \$ 300.00 cash in hand, the receipt of which is hereby acknowledged. \$ 25.00 on the 22 day of May

1950, AND a like amount on the 22 day of each and every month thereafter until the full amount has been paid. Subject to restrictions as recorded in R. M. C. Office for Greenville County. Deferred payments to bear interest from date at the rate of 6% (per cent), per annum; and the Purchaser agrees to buy the land hereinafter described and pay for same as above stated. The Seller agrees to convey by good and warranty deed free from encumbrances.

It is agreed that time is of the essence of this contract, and if the said payments are not made when due the Sellers shall be discharged in law and equity from all liability to make said deed, and may treat said Purchaser as tenant 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 300.00 dollars per year for rent, or by way of liquidated damages.

Description of Land: All that certain lot of land in Greenville Township, Greenville County, State of South Carolina, known and designated as Lot No. 66, Sec A of Rockwood Park. Plat made by Pickell and Pickell, Engineers, 1948. Recorded in R. M. C. Office for Greenville County in Plat Book 5 pages 121.

In Presence of: HALL AND COX BY: [Signature] Authorized Selling Agents C. G. Welborn Purchaser

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

PERSONALLY appeared before me J. W. Finley and made oath that he saw the within named Hall and Cox by its duly authorized agent, R. E. Cox, and C. G. Welborn sign, seal and as their act and deed deliver the within instrument and that he with Annie Laura Smith witnessed the execution thereof.

Sworn to before me this the 23rd day of May, 1950.

Annie Laura Smith (S.) Notary Public for South Carolina

[Signature] OLLIE FARNSWORTH R.M.C. SEP 18 12 36 PM 1950 GREENVILLE CO. S. C. FILED

Recorded September 18th, 1950 at 12:36 P. M. #22736