

STATE OF SOUTH CAROLINA )  
 : CONTRACT FOR SALE OF REAL ESTATE  
COUNTY OF GREENVILLE )

This agreement, entered into this 13th day of February, 1952, by and between Alma B. Campbell, hereinafter referred to as seller, and Hoyt D. Barrett and Pauline Catherine M. Barrett, hereinafter referred to as purchasers,

W I T N E S S E T H :

That the seller agrees to sell, and the purchasers agree to buy, for a total consideration of Eight Thousand and No/100 - (\$8,000.00) Dollars, the following described real estate:

"All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, Greenville Township, having the following metes and bounds:

"BEGINNING at northeast corner of Gordon Street and Washington Avenue; thence with East side of Washington Avenue, N. 22 W. 58 feet to corner of Lot 9; thence N. 71-20 E. 100 feet with Lot 9 to a pin; thence S. 22 E. 58 feet to east side of Gordon Street; thence with east side of Gordon Street, S. 71-17 W. 100 feet to beginning corner."

It is understood and agreed by and between the parties hereto that of the total purchase price hereinabove stated, Nine Hundred and No/100 (\$900.00) Dollars has been paid by the purchaser to the seller with the sealing of these presents, and the balance of Seventy-One Hundred and No/100 (\$7100.00) Dollars shall be paid to the seller as follows: Fifty and No/100 (\$50.00) Dollars on the first day of April, 1952, and Fifty and No/100 (\$50.00) Dollars on the first day of each and every succeeding month thereafter until April 1st \_\_\_\_\_, 1954, upon which date the entire principal balance shall be paid in full; said monthly payments to be applied first to interest at the rate of four (4%) per centum per annum from April 1, 1952, and then to the principal balance remaining due from month to month until the entire principal balance shall be paid as hereinabove provided.

It is further understood and agreed that the seller will give possession of the above described premises to the purchasers on or before the first day of April, 1952, and that during the term of this contract the purchasers shall be responsible for the payment of any and all taxes and other assessments which shall accrue against the premises aforesaid, and shall keep in force a policy of extended coverage, hazard insurance in an amount which shall not be less than the principal balance due to the seller under the terms of this contract.

It is further understood and agreed that at such time as the principal balance due to the seller under the terms of this contract shall be tendered to the seller by the purchasers, the seller will deliver to said purchasers a good and marketable deed to the premises aforesaid, conveying to the said purchasers a fee simple title thereto, free of any liens or other encumbrances.

It is further understood and agreed that in the event the purchasers default in any of the payments as herein provided, the monthly payments which