

stood and agreed between the parties that the Seller has heretofore given to the First Federal Savings and Loan Association of Greenville, S. C. a mortgage in the original amount of Ten Thousand, Six Hundred and No/100 (\$10,600.00) Dollars, which is payable at the rate of Eighty and No/100 - (\$80.00) Dollars per month, and that the Purchaser will have the option of assuming said mortgage, if he so desires, and executing to the Seller a second mortgage to secure the balance of the aforementioned purchase price, the terms of said second mortgage to be agreed upon by the parties hereto when the deed shall be delivered to the Purchaser.

It is understood and agreed between the parties hereto that the Seller will pay City and County taxes charged against the above described property for the year 1952, and that the Purchaser will pay said taxes for the year 1953 and succeeding years. The Purchaser will also assume payment of premiums for extended coverage fire insurance after the current policy expires on October 5, 1952, and agrees to maintain such coverage in an amount necessary to cover the balance due on the mortgage now held by the First Federal Savings and Loan Association of Greenville, S. C., and on any second mortgage which he may give to the Seller. Any paving assessments now charged against the property aforesaid will be paid in full by the Seller prior to the delivery of the deed.

It is further understood and agreed between the parties hereto that in the event the Purchaser should fail to make payments provided hereunder, all said payments shall be construed as rent for the use and occupancy of said premises up to the time of such default in payment, and, in that event, the Purchaser shall surrender possession of said premises to the Seller, and vacate the same.

In Witness whereof we have hereunto set our hands and seals this the 31st day of July, 1952.

[Signature] Local Home Builders, Inc. (SEAL)
By: Palmer Cordell (L.S.)
President
And: Mary Louise Sullivan (L.S.)
Secretary
Robert E. Unger (L.S.)

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Notary Public for the State of South Carolina
D. R. Cain
I, Palmer Cordell and Robert E. Unger
and Mary Louise Sullivan
do hereby certify that the foregoing is a true and correct copy of the original.
Subscribed and sworn to before me this 27th
day of Aug. 1952 at [Signature]
Evelyn Goddard
Notary Public S. C.

Recorded August 27th, 1952 at 12:55 P. M. #18948