

NOV 29 1960

State of South Carolina,

County of Greenville.

OLLIE W. BIRTH

KNOW ALL MEN BY THESE PRESENTS: That I, Toney V. Moore, Party of the First Part, have agreed to sell to Ronald Oliv-Vin Christison, Party of the Second Part, a certain lot or tract of land in the County of Greenville, State of South Carolina, and described as follows:

All that piece, parcel or lot of land in the County and State aforesaid containing six (6) acres, more or less, and more particularly described in that certain deed of David J. Vaughn to Toney V. Moore, dated January 6, 1959 and recorded in the R.M.C. Office for Greenville County in Deed Book 613 at page 499.

When the payments of the purchase price of \$6500.00 has been paid down to where the amount due on the mortgage over said property to the Veteran's Administration, Party of the First Part does hereby agree to make a deed to Party of the Second Part to said property and Party of the Second Part shall assume the payment of the balance due on said mortgage and the obligation to the Party of the First Part will have been discharged.

and execute and deliver a good and sufficient warranty deed therefor on condition that Party of the xxxxx second part shall

pay the sum of Sixty Five Hundred (\$6500.00) Dollars, in the following manner: Seven Hundred (\$700.00) Dollars in cash upon executoin of this instrument and Eighty (\$80.00) Dollars on January 15, 1961, and \$80.00 on the 15th day of each month thereafter until the entire balance of said purchase price of \$6500.00 is paid in full. The equity of the Party of the First Part has been paid as above set forth.

with interest on same from maturity at 6 per cent. per annum until paid to be computed and paid annually, 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 proceedings of any kind, then in addition the sum of a reasonable attorney's fee dollars for attorney's fees, xxxxxxxx

The purchaser agrees to pay all taxes while this contract is in force.

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

may treat said Party of the SEcond Part as tenant holding over

after termination, or contrary to the terms of lease, and shall be entitled to claim and re-

cover, or retain if already paid the sum of money so paid as xxxxxxx

rent, or by way of liquidated damages, or may enforce payment of xxxxxxx by action at law.

In witness whereof, we have hereunto set our hand, s and seal s this 4th

of November A. D. 1960, in duplicate. Party of the Second Part shall not sell or lease his interest in this contract except with the written consent of the Party of the First Part. Nor shall he rent or lease the property without such written consent.

Mary S. Bowen, W. E. Bowen, Toney V. Moore (SEAL), Ronald O. V. Christison (SEAL), Doris Moore