

JAN 26 1965

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FILED GREENVILLE CO. S. C.

BOOK 766 PAGE 218

STATE OF SOUTH CAROLINA

BOND FOR TITLE

JAN 26 4 35 PM 1965

COUNTY OF GREENVILLE

This contract made and entered into by and between OUREN, INC. R.M.C.

hereinafter referred to as the Seller(s) and Stanley E. Stankus

hereinafter referred to as the Purchaser(s).

WITNESSETH

That in and for the consideration hereinafter expressed, the Seller agrees hereby to sell and convey to the Purchaser and the Purchaser hereby agrees to purchase that parcel of land situate in the County of Greenville, State of South Carolina, near the Town of Mauldin and known as Lot No. 200 Ashwood Drive, shown on a plat of Pine Forest Subdivision recorded in the R.M.C. Office for Greenville County in Plat Book QQ, Pages 106 and 107, to which plat reference is hereby made for a more particular description.

IN CONSIDERATION for said premises, the purchaser agrees to pay to the Seller a total of \$13,750.00 Thirteen Thousand Seven Hundred Fifty Dollars for said lot(s) as follows: \$200.00 received and hereby acknowledged. The balance of \$13,550.00 payable over a thirty (30) year period, said amount to be amortized at the rate of six (6%) percent per annum, computed and paid in monthly installments of \$81.25, beginning March 15th, 1965, with payment first to interest and balance to principal until paid in full. Purchaser shall have the right to pay and anticipate principal in whole or in part at any time without penalty.

IT IS UNDERSTOOD AND AGREED, that the Purchaser will pay all taxes upon said lot(s) from and after the date of this contract and will insure all building improvements against loss for the price herein.

In the event any monthly installment is in arrears and unpaid for a period of 60 days, this contract shall, at the option of the Seller, thereupon terminate and any and all payments made by the purchaser prior thereto shall be forfeited by the Purchaser to the Seller as rent for the use of said premises and as liquidated damages for the breach of this contract.

Seller warrants that furnace and plumbing facilities are in working order.

Upon the payment of the purchase price above set forth, the Seller does hereby agree to execute and deliver to said Purchaser a good, fee simple general warranty deed to said property with dower renounced thereon.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this the 19th day of January, 1965.

OUREN, INC,

In the presence of:

Aldora C. Saye
Thomas Cofield, III

(Seller) By Earle M. Lineberger (SEAL) President

(Seller) By E. M. Pard (SEAL) Secretary

(Seller's Wife) (SEAL)

(Purchaser) Stanley E. Stankus (SEAL)

(Purchaser) (SEAL)

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

Personally appeared before me Aldora C. Saye and made oath that she saw the within named Ouren, Inc. by its duly authorized Officer, Earle M. Lineberger, President, as Seller, and Stanley E. Stankus, as Purchaser sign, seal and as their act and deed deliver the within written Bond for Title, and that she, with C. Thomas Cofield, III witnessed the execution thereof.

Sworn to before me this

19th day of January, 1965

Thomas Cofield, III (SEAL)
Notary Public for South Carolina

Aldora C. Saye

Recorded January 26th., 1965 At 4:35 P.M. # 21009