

FILED  
GREENVILLE CO. S. C.

SEP 25 11 02 AM '72

ELIZABETH RIDGLE  
R.P.D.

VOL 956 PAGE 221

STATE OF SOUTH CAROLINA

CONTRACT FOR SALE OF LAND

COUNTY OF GREENVILLE )

KNOW ALL MEN BY THESE PRESENTS that we, LARRY CARPER AND CHARLES BENNETT, hereinafter referred to as Seller, for and in consideration of the sum of \$5000.00, the receipt of which is hereby acknowledged, do hereby promise and agree to sell, convey and transfer to TERRELL LANKFORD, hereinafter referred to as Buyer, who agrees to accept 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, located at 3803 White Horse Road and being lot number-25 and a portion of lot number 26 of property of Larry Carper and Charles Bennett, said lot fronts on White Horse Road a distance of twenty (20) feet and runs back in a parallel line a distance of 105 feet and on which is constructed an office building.

The Seller agrees to sell and convey this lot for a consideration of \$20,000.00, of which \$5,000.00 has been paid herewith.

The balance of \$15,000.00 shall be due and payable in one hundred and eighty (180) equal, monthly installments of \$147.72; the first installment being due and payable on October 1, 1972, and a like sum being due and payable on the 1st day of each succeeding calendar month thereafter, until the entire amount of principal and interest has been paid in full. Payments shall first be applied to interest at the rate of eight and one half (8 1/2%) per cent, computed and paid monthly. The Buyer is given the privilege of anticipating the payment of principal and interest without the penalty.

It is understood between the Buyer and the Seller that there has been erected on this and other property of the Seller, office buildings and it is agreed between the Buyer and the Seller that the Buyer will pay his pro-rata share of utilities and insurance.

It is further understood that an area between the Highway right of way and the office building has been designated as a parking area and any individual owner will be allowed over flow parking at a reasonable rate.

Taxes on the property shall be pro-rated to the date of sale and thereafter the Buyer's pro-rata share of the taxes for the entire office building and ground shall be pro-rated among the Buyer and the Seller.

(Continued on next page)

For Conservation Agreement See Book 962 Page 454