

FILED GREENVILLE CO. S.C.

JUL 6 4 09 PM '73

DONNIE S. TANKERSLEY R.M.C.

The State of South Carolina  
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS: that we, J. R. Cleveland  
and Charles J. Spillane have agreed to sell to  
F. Juliette Clements a certain lot or tract  
of land in the County of Greenville, State of South Carolina, in the city of Greenville, known and  
designated as #11 Baxter Street (formerly known as #11 River Street).

Said property is shown in the Block Book Office for Greenville County on sheet  
201, block 17, lot 23.

and execute and deliver a good and sufficient warranty deed therefor on condition that buyer shall  
pay the sum of forty-nine hundred and fifty (\$4950.00) -----Dollars in the following manner  
\$215.00 down, receipt of which is hereby acknowledged by the sellers, and then \$15.00  
April 7, 1972 and \$15.00 each and every Saturday thereafter

until the full purchase price is paid, with interest on same from date at eight 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 proceed-  
ings of any kind. then in addition the sum of a reasonable amount dollars for attorney's fees, as is  
shown by a note of even date herewith. The purchaser agrees to pay all taxes while this  
contract is in force, and carry at least \$5000.00 fire and extended coverage insurance and  
pay for any and all repairs.

It is agreed that time is of the essence of this contract, and if the said payments are not made when  
due sellers shall be discharged in law and equity from all liability to make said deed, and may  
treat said buyer as tenant holding over after termination,  
or contrary to the terms of a lease and shall be entitled to claim and recover, or retain if  
already paid the sum of amounts paid dollars per year for rent, or  
by way of liquidated damages, or may enforce payment of said note.

In witness whereof, we have hereunto set our hands and seals this 4th day of  
April A. D., 1972

In the presence of:

(Mrs.) Alma Woody J. R. Cleveland (Seal)  
Paul B. Wood Charles J. Spillane (Seal)  
(Mrs.) F. Juliette Clements (Seal)