

FILED
GREENVILLE CO. S.C. CONTRACT OF SALE

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State of South Carolina
County of Greenville

JUL 17 1 45 PM '74
DORRIS S. TANKERSLEY
R.M.C.

THIS agreement between Walter W. Dean hereinafter referred to as the SELLER, and W. R. Williams hereafter referred to as the PURCHASER, witnesseth:

THAT the Seller agrees to Sell, and the Purchaser agrees to Buy the property hereinafter described for the total sum of: Twenty Thousand and No/100 (\$20,000.00) dollars to be paid as follows:

SALES PRICE	\$ 20,000.00	
CASH PAID DOWN	<u>4,000.00</u>	(Receipt of which is acknowledged by the seller)
**OTHER (Equity, etc.)		
BALANCE OF	<u>16,000.00</u>	

The above balance to be paid in the following manner Purchaser will make monthly payments on Cameron-Brown loans, the total sum to be credited on purchase price and the balance in cash at closing.

SELLER agrees to convey the subject property by fee simple general warranty deed, free and clear of all liens and encumbrances (except applicable restrictive covenants, may be noted herein) when the full purchase price is paid or secured to be paid as provided above.

DESCRIPTION of Property: Tract #10 L. W. Jones Plat #2.

THIS transaction shall be closed on or before the 10th day of January 19 75

REAL Estate Tax and public assessments to be prorated as of closing date with Seller to pay taxes and public assessments (if any) up to closing date and Buyer to pay taxes and public assessments (if any) thereafter.

PURCHASER agrees to provide a Hazard Insurance Policy at Closing of Sale.

ADDITIONAL AGREEMENTS:

POSSESSION: On or before July 15, 1974.

RENTS: _____

OTHER: Balance of loans due Cameron-Brown and any other liens, advances or

encumbrances plus costs will be deducted from the sales price at closing.

IN Presence of:

Patricia H. Grayson
Carolyn A. Goff

Walter W. Dean L. S.
Walter W. Dean, Seller
W. R. Williams L. S.
W. R. Williams, Purchaser L. S.

L. S.

This is a legally binding contract; if it is not understood seek advice from your Attorney

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