

STATE OF SOUTH CAROLINA)
 COUNTY OF GREENVILLE)
 AGREEMENT FOR SALE OF REAL ESTATE

This Agreement, entered into this 12th day of February, 1975, by and between Marie Virginia Finley, hereinafter called "Seller", and Ann Marie Holcombe, hereinafter called "Purchaser",

WITNESSETH:

That Seller agrees to sell, and Purchaser agrees to buy, for a price of \$ 42,000.00, and upon the terms and conditions hereinafter stated, the following described real estate:

"All that certain piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, in Butler Township, at the Southwestern corner of the intersection of Scotland Circle and Drexel Avenue, being shown and designated as Lot #40, on a plat of Section #1, Lake Forest Heights, recorded in Plat Book GG at Page 153, and having, according to said plat, the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the southern side of Scotland Circle, at the joint front corner of Lots #39 and 40, and running thence with the line of Lot # 39, S. 7-26 E. 166.5 feet to pin, corner of Lot # 37; thence with the line of Lot # 37, S. 87-47 E. 131.5 feet to a pin on Drexel Avenue; thence with the western side of Drexel Avenue and Scotland Circle, the chord of which is N. 25-25 W. 32.6 feet to pin on Scotland Circle; thence with the southern side of Scotland Circle, S. 84-10 W. 50 feet to pin; thence continuing S. 77-03 W. 90 feet to the point of beginning."

It is understood and agreed that the sum of Four Thousand Dollars (\$4000.00) has been paid by the Purchaser to the Seller with the sealing of these presents, and the receipt thereof is hereby acknowledged by the Seller. Purchaser agrees to pay to Seller the remaining balance of \$ 38,000.00 in installments of \$ 278.84 per month, beginning on the 12th day of March, 1975, and continuing on the 12th day of each succeeding month thereafter until paid in full, said payments to be applied to interest at the rate of eight per cent (8%) per annum and then to the principal balance remaining due from month to month.

In addition to said payments of principal and interest, Purchaser agrees to pay to Seller simultaneous monthly deposits of \$ 44.08 to pay for property taxes and hazard insurance premiums and Seller agrees to pay such taxes and insurance premiums as the same shall become due. Should there be any significant change in the amounts of taxes and insurance premiums to be paid by Seller, the amount of said monthly deposits may be adjusted accordingly; and should the Seller fail to make any such payments as the same shall become due, the Purchaser may pay such taxes and insurance premiums