

STATE OF SOUTH CAROLINA)
) CONTRACT FOR SALE AND PURCHASE
 COUNTY OF GREENVILLE) OF REAL ESTATE

THIS AGREEMENT entered into this 26th day of February, 1974, by and between Jack E. Shaw, hereinafter referred to as Seller, and Donald M. Reeves and Jon's Millworks, hereinafter referred to as Purchaser.

WITNESSETH:

For and in consideration of the mutual promises and covenants and in further consideration of the sum of Ten Thousand and no/100 (\$10,000.00) dollars paid to the Seller by the Purchaser, the Seller agrees to sell and the Purchaser agrees to purchase the following described real estate situate in the County of Greenville, State of South Carolina:

All that certain piece, parcel or tract of land, situate, lying and being in the County of Greenville, State of South Carolina, being shown as 0.624 acres on a plat of Property of Jack E. Shaw, and having according to said plat the following metes and bounds, to-wit:

beginning at a point on the northern side of Warehouse Court at the joint front corner of instant tract and property of Plastiebilt, and running thence along the northern side of Warehouse Court S. 57-32 W. 100 feet to an iron pin; thence still with said Warehouse Court S. 60-29 W. 100 feet to an iron pin; thence S. 63-29 W. 25 feet to a point, joint front corner of instant tract and 0.467 acre tract of Seller; thence N. 24-31 W. 123.85 feet to an iron pin; thence along right-of-way of Southern Railroad N. 58-43 E. 100 feet to an iron pin; thence N. 55-30 E. 100 feet to an iron pin; thence along line of property of Plastiebilt S. 35-48 E. 132.1 feet to an iron pin, the point of beginning.

It is agreed that the purchase price for said property shall be One Hundred Thirty Five Thousand and no/100 (\$135,000.00) dollars payable as follows:

Ten Thousand and no/100 (\$10,000.00) dollars paid down and the balance of One Hundred Twenty Five Thousand and no/100 (\$125,000.00) dollars to be paid at the rate of \$1,200.00 per month, with interest thereon at the rate of ten (10) percent per annum to be computed and paid monthly.

This contract to purchase shall continue in force and effect for a period of five (5) years and shall be concluded earlier only at the option of the Seller herein. It is agreed by and between the parties hereto that at the end of the five (5) year period the Seller, if not parties hereto agree, that the balance of the purchase price shall become

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