

consecutive months.

VOL. 1049 PAGE 564

A. All payments to be made to: Andrew Sobczyk
109 Hillcrest
Clemson, S.C. 29631

B. Purchaser may pay remaining balance at any time without penalty and all unearned interest will be refunded.

3. Upon satisfaction of the terms of this agreement by Purchaser, Seller shall deliver a warranty deed, duly recorded with stamps affixed, to Purchaser conveying a good, fee simple, marketable title to the above described property free and clear of all liens and encumbrances except for existing easements and rights of way which may appear of record on the premises.

4. Time is of the essence on this Agreement. If default of sixty (60) days is made in any installment when due, Seller shall have the right to rescind this Agreement and all monies paid hereunder and any improvements to property shall be retained by Seller as agreed liquidated damages and rent of said property.

5. Purchaser shall be responsible for all taxes and assessments on said property effective January 23, 1976.

6. Purchaser and Seller agree that there are no other conditions to this Agreement other than those appearing in this Agreement.

WITNESS the parties' hands and seals this 23rd day of January, 1976.

IN THE PRESENCE OF:

Ray C. Caldwell
Lawrence L. Cadant

Billy Joe Clifton
Lawrence L. Cadant

Seller(s)

Andrew Sobczyk
Amelia Sobczyk

Purchaser

Henry John Brumby

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