

The monthly payments of \$286.52 shall begin on the 1st day of December, 1979, and shall continue on the first day of each succeeding month thereafter until paid in full.

Seller agrees to execute and deliver to Purchasers upon payment of the \$26,000.00 as aforesaid, a general warranty deed conveying a fee simple title to the premises, free of all liens and encumbrances except taxes, which are not yet due and payable, utility easements, if any, existing zoning ordinances which affect the property, and restrictive covenants, if any, that affect the property, and to execute and deliver to Purchasers titles to the aforesaid mobile homes, free of all liens and encumbrances.

Real estate taxes and property taxes for 1979 shall be paid by Seller and all subsequent taxes on said property shall be paid by the Purchasers.

Purchasers agree to keep the mobile homes insured to the full extent of their insurable value. Seller shall pay deed stamps.

Purchasers agree that they will commit no waste upon the premises nor allow the same to be committed, and to keep the premises in as good condition as now exists, reasonable wear and tear excepted.

IN WITNESS WHEREOF, the parties hereunto set their hands and seals and bind each and every one of their respective heirs, executors, administrators and assigns firmly by these presents, the day and year first above written.

In the presence of:

Arthur H. Grayson

Alexia D. Monk

Arthur H. Grayson &

Alexia D. Monk

Russell C. Lash (SEAL)
Russell C. Lash
SELLER

John R. Cantrell (SEAL)
John R. Cantrell

Sandra L. Cantrell (SEAL)
Sandra L. Cantrell
PURCHASERS

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