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twenty (20) equal monthly installments of One Hundred Forty-  
Eight and 81/100 (\$148.81) Dollars each, commencing August 1,  
1980, with interest thereon from date at the rate of nine and  
one-half (9 1/2%) per cent per annum, to be computed and paid  
monthly until paid in full. In the event the South Carolina  
Department of Highways and Public Transportation, Relocation  
Assistance Division, does not approve this property or does not  
pay the Two Thousand (\$2,000.00) Dollars, this contract will be  
null and void and all monies collected by the seller will be  
deemed as rent unless the buyer, within ten (10) days of receipt  
of notice from the South Carolina Department of Highways and  
Public Transportation, Relocation Assistance Division, pays  
unto the seller the said Two Thousand (\$2,000.00) Dollars. And  
the seller agrees to convey the aforementioned real estate to  
the buyer and give a good, fee-simple, marketable title thereto,  
free and clear of all liens and encumbrances, subject to all  
rights-of-way and easements of public record and actually  
existing on the premises affecting the above-described property  
and subdivision setback lines, easements and restrictions of  
public record. No right, title or interest, legal or equitable,  
shall vest in the buyer in and to the aforementioned real estate  
until delivery of the deed and performance of all of the covenants  
contained herein, and the buyer shall not have any right to receive  
a deed until the total purchase price has been paid to the seller.

It is further agreed by and between the buyer and seller  
that as long as the covenants and conditions of this Bond for  
Title continue to be performed by the buyer, the buyer shall have  
the right to peaceably occupy and possess the above-described  
real estate without interruption from the seller or anyone law-  
fully claiming through the seller.

It is further agreed and understood by and between the  
buyer and seller that the buyer covenants that he will keep the  
premises and all improvements now existing or hereafter erected  
thereon in good state of repair and maintenance, reasonable wear  
and tear and damage by fire or other casualty alone excepted.  
The buyer hereby agrees to pay all assessments and property taxes  
of every kind and nature levied against the premises when due. In

Leonard E. Williams

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