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- 9. <u>Alterations</u>. The Buyer will not renovate, remodel, or alter any building or improvement now or hereafter situated on the property, or construct any additional building, buildings, or improvements on the property without first giving written notice and submitting plans for such renovating, remodeling, or construction to the Seller and getting the Seller's approval in writing of such plans.
- 10. <u>Mechanics Liens</u>. The Buyer shall indemnify and hold the Seller and the property of the Seller, including the Seller's interest in the property, free and harmless from liability for any and all mechanics' liens or other expenses or damages resulting from any renovations, alterations, buildings, repairs, or other work placed on the property by the Buyer.
- 11. Waiver of Breach. A waiver by the Seller of any breach of any of the provisions of this Agreement required to be performed by the Purchaser shall not bar the rights of the Seller to avail itself of any subsequent breach of any such provisions.
- 12. Existing Indebtedness. The parties hereby acknowledge that there is an indebtedness to Carolina National Mortgage Investment Co., Inc. on said property. Seller shall continue making payments on said indebtedness and shall discharge said indebtedness on or before the final payment due pursuant to this Bond for Title. If at any time Seller fails to discharge any monthly installment on said indebtedness Buyer may pay said monthly installment and offset same against the payment due hereunder.

IN WITNESS WHEREOF, Buyer and Seller have caused this Bond for Title to be executed this 29th day of June, 1981.

in the presence of:	<u> </u>
David W. Lohner	Rolent A Buley
Simolly H. Jan	The Jone
	SELLER
	Lucy Vele el orena BUYER
	Sulia Pelez
	BUYER
STATE OF SOUTH CAROLINA ) COUNTY OF GREENVILLE )	PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named parties sign, seal and as (his)(their) act and deed deliver the within written instrument and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 29th day of June, 1981.

In the precence of.

Notary Public for South Carolina My Commission Expires: 10-14-86 Janil W Loline

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