

GR... FILED Purchasers address: Route 3, Box 276  
Fountain Inn, S.C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

OCT 13 1 29 PM '82  
H.M.C. HERSLEY

BOND FOR TITLE  
VOL 1175 PAGE 904

This contract made and entered into by and between CHARLES R. KEATON

hereinafter referred to as the Seller(s) and PAUL I. HEGLER

hereinafter referred to as the Purchaser(s).

WITNESSETH

That in and for the consideration hereinafter expressed, the Seller agrees hereby to sell and convey to the Purchaser and the Purchaser hereby agrees to purchase that parcel of land situate in the County of Greenville, State of South Carolina, Lot No. 4 Cedar Hill Subdivision located on Woods Drive and being the same property transferred to Seller by E. Douglas Patton, et al recorded 12/21/76 in the R.M.C. Office for Greenville County in Deed Book 1048 at Page 208 and also one 1974 Gardenia Mobile Home 52'X24" Serial #1425 A&B. The refrigerator and stove inside the mobile home are included in the transfer but no other personal property.

IN CONSIDERATION for said premises, the purchaser agrees to pay to the Seller a total of Ten Thousand (\$10,000.00) & assumption of mortgage to SCN Bank Dollars for said lot(s) as follows: \$7,000.00 as of this date with the balance of \$3,000.00 to be carried by the Seller at no interest for fourteen (14) months; at the end of the 14 months if Purchaser has not paid then Purchaser may pay the balance in 36 monthly installments of 96.81 each including principal and interest at the rate of 10%; Purchaser agrees to pay the Note and Mortgage to SCN which has remaining 14 monthly installments of \$207.00 each.

IT IS UNDERSTOOD AND AGREED, that the Purchaser will pay all taxes upon said lot(s) from and after the date of this contract and will insure all building improvements against loss for the price herein.

In the event any monthly installment is in arrears and unpaid for a period of 30 days, this contract shall, at the option of the Seller, thereupon terminate and any and all payments made by the purchaser prior thereto shall be forfeited by the Purchaser to the Seller as rent for the use of said premises and as liquidated damages for the breach of this contract.

Upon the payment of the purchase price above set forth, the Seller does hereby agree to execute and deliver to said Purchaser a good, fee simple general warranty deed to said property with dower renounced thereon.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this the 18 day of October, 1982

In the presence of:  
*Denise P. Porter*  
*Paul E. Gault, Jr.*

(Seller) *Charles R. Keaton* (SEAL)  
CHARLES R. KEATON  
(Seller) \_\_\_\_\_ (SEAL)  
(Seller's Wife) \_\_\_\_\_ (SEAL)  
(Purchaser) *Paul I. Hegler* (SEAL)  
PAUL I. HEGLER  
(Purchaser) \_\_\_\_\_ (SEAL)

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

Personally appeared before me Denise P. Porter and made oath that he saw the within named Charles R. Keaton and Paul I. Hegler

sign, seal and as their act and deed deliver the within written Bond for Title, and that he, with Paul E. Gault, Jr. witnessed the execution thereof.

Sworn to before me this 18 day of October, 1982  
*Denise P. Porter* (SEAL)  
Notary Public for South Carolina  
My Commission Expires: 10/7/85

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RECORDED 'OCT 19 1982 at 1:29 P.M.

NOTARY PUBLIC  
STAMP

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