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via 1173 mt 348

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE) BOND FOR TITLE

THIS AGREEMENT, made and entered into this 21st day of December, 1982, by and between William E. Smith, Ltd., hereinafter called Seller, and Charlotte J. Hamilton, hereinafter called Purchaser,

W I T N E S S E T H:

The Seller hereby agrees to sell and convey unto the Purchaser a certain lot with dwelling thereon, designated as Lot 383, Devenger Place, Section 15, recorded in Plat Book 8 P at page 26, and having such courses and distances as will appear by reference to said plat, upon the following terms and conditions:

1. The agreed sales and purchase price is Ninety Six Thousand (\$96,000) Dollars, Four Thousand (\$4,000) Dollars having been paid on October 23, 1982, and the balance of Ninety Two Thousand (\$92,000) Dollars, in monthly installments of Nine Hundred Eighty One and 89/100 (\$981.89) Dollars, beginning January 21, 1983, and continuing on the same day of each month thereafter, said installments to be applied first to interest at the rate of twelve and one-half (12½) per cent, and then to principal until the entire balance is paid in full, with the right to prepay in whole or in part at any time without penalty. Purchaser agrees to pay off the full balance due on this Bond for Title as soon as MGIC money is available at an interest rate not exceeding twelve

(12) per cent ^{14%} (11) - 115 - 540.23 - 1 - 58.

2. Purchaser agrees to maintain a fire and extended coverage insurance policy in the Seller's name in an amount sufficient to protect the Seller's interest under this Agreement, with all proceeds above the Seller's interest to be paid to the Purchaser in the event of loss and for the payment of annual taxes assessed against the within described property, and to pay all assessments of any nature levied or charged against the within described property after the date of this Agreement.

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