

State of South Carolina,

County of Greenville.

This agreement made and entered into by and between T.T. Goldsmith and A.S. Agnew, of the one part, and R.A. Brown of the other.

WITNESSETH:

That for and in consideration of the sums paid and to be hereafter paid, as hereinafter stated, the said T.T. Goldsmith and A.S. Agnew have agreed and will hereafter convey upon the terms, conditions and at the time hereinafter stated, to the said R.A. Brown all of that tract of land situate in the County and State aforesaid, near the City of Greenville and known as tract No. 8 in the sub-division of the J.H. Ellison Lands, and has the following metes and bounds, to wit: Beginning on a road running along the ridge, heretofore an old road, but to be opened out for the public travel by the said Goldsmith & Agnew at the corner of tract No. 9, and runs thence N. 49.20 W. three hundred and twenty-three feet along the south side of said road to corner of lot No. 7; thence S. 30.35 W. twelve hundred and fifty-six feet to a stake in Long Branch; thence down the meanders of said branch fifty feet to a stake in said branch; thence N. 28.30 E. seventy-nine feet to a stake; thence S. 80.45 E. three hundred and twenty-five feet; thence N. 27.45 E. eleven hundred and ninety eight feet to a stake on said road, the beginning corner, containing ten acres, more or less, according to a plat of said lands made by W.D. Neves, June 1911.

The consideration for said purchase and sale, and which the said R.A. Brown does hereby agree to pay, is as follows: Three thousand dollars (\$3,000.00), of which sum the equivalent of Seven hundred and seventy-five dollars (\$775.00) is to be paid at the signing and sealing of these presents, Five hundred dollars (\$500.00) Nov. the 1st, 1914, Five hundred dollars (\$500.00) Nov. the 1st, 1915, Five hundred dollars (\$500.00) Nov. the 1st, 1916, and Seven hundred and twenty-five dollars (\$725.00) Nov. the 1st, 1917, with interest, however, from date until paid on all unpaid portion of the said Three thousand Dollars (\$3,000.00) at the rate of seven per cent. per annum until paid, payable annually, and if not so paid to draw interest at same rate as principal, until paid. The said R.A. Brown, shall and may have the right to anticipate at any time and from time to time any or all of the aforesaid payments and interest.

It is further understood and agreed that when all of the payments and conditions in this contract or agreement are complied with and all of the money herein provided for are paid, the said Goldsmith and Agnew will make, or cause to be made, to the said Brown a good and sufficient deed for the land hereinabove described, free from all encumbrance, with dower renounced. It is further agreed that the said Brown shall and may go into possession of said land as soon as the crops on same are removed.

It is further agreed by and between the parties hereto that the said Brown from and after the year 1911 will pay any and all taxes that may be assessed against said land. It is further agreed by and between the parties hereto that this contract is made subject to an agreement by and between the said Goldsmith and Agnew and J.H. Ellison, who holds the legal title to said land, and is further subject to the approval of the said J.H. Ellison, the agreement above referred to being recorded in the office of R.M.C. for Greenville County in Book QQQ, pages 481 and 482. In witness whereof the parties hereto have in duplicate set their hands and seals, binding themselves, their heirs, executors, administrators and assigns, this the 28th day of November 1911.

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The said Goldsmith & Agnew agree to construct or have constructed an electric line or wire fit for connection and supply to above property, up to the line of said property during year 1912.

Signed, sealed and delivered in

the presence of:

I.D. Wingo,

B.A. Morgan,

South Carolina,

Greenville County.

Personally appeared before me I.D. Wingo who on oath says that he saw the within named T.T. Goldsmith, A.S. Agnew and R.A. Brown, sign, seal and as their act and deed deliver the foregoing agreement, and that he with B.A. Morgan witnessed the execution thereof.

Sworn to and subscribed before me

this the 28th day of Nov. 1911.

B.A. Morgan (Seal)

Notary Public, S.C.

Without waiving any right or assuming any liability, I agree to the above contract.

J.H. Ellison.

South Carolina,

Greenville County.

For value received, I hereby assign and convey unto T.T. Goldsmith and William Goldsmith all of my right, title and interest, both legal and equitable, of, in and to the within contract, agreement and tract of land described together with all and singular the rights, incidents and appurtenances thereto belonging.

June 24th, 1913.

Signed, sealed and delivered in

the presence of

A. White,

B.A. Morgan,

Personally comes before me A. White who on oath says that he saw the foregoing R.A. Brown sign, seal and as his act and deed deliver the foregoing assignment and conveyance and that he with B.A. Morgan witnessed the execution of same.

Sworn to and subscribed before me this

24th, day of June, 1913.

B.A. Morgan (Seal)

Notary Public, S.C.

Greenville, S.C. March 26th, 1912.

For value received I assign all my interest in the within described paper to William Goldsmith.

Witness:

J.E. Sanders.

A.S. Agnew.

Recorded for June 24th, 1913.