

State of South Carolina,
County of Greenville.

This agreement made and entered into this 12th day of September, 1919, between Frederica B. Orr and George M. Myers, of the County and State aforesaid Witnesseth:

That for and in consideration of the sum of fourteen thousand five hundred dollars (\$14,500.00), payable as hereinafter stated, Frederica B. Orr agrees to convey to George M. Myers by fee simple title with full warranty a tract of land in the County and State aforesaid, about six and one-half miles from Greenville Court House, on the west side of the Greenville and Piedmont Road, containing one hundred acres, more or less, adjoining lands of W. E. Mackey, W. G. Cleveland and others, being the same conveyed to her by Mabel M. B. Charles, January 20th, 1917, deed recorded in book 44, page 43.

George M. Myers agrees to pay the sum of twenty-five dollars in cash upon the execution of this agreement, thirty-five hundred dollars on January 1st, 1920 at which time deed is to be delivered, and the balance of ten thousand nine hundred and seventy-five dollars secured by a first mortgage of said tract of land and to be payable in fifteen equal annual installments of seven hundred thirty-one and $\frac{6}{100}$ dollars on the first day of January in each year, beginning January 1st, 1921, with interest on said installments at the rate of seven per cent per annum, payable annually, the notes evidencing said sum to contain a provision that payment of any or all installments may be anticipated.

Frederica B. Orr further agrees that the said mortgage shall contain a provision that she will release from the lien of her mortgage any lands which the said George M. Myers shall sell from said tract upon payment to her of the sum of \$110 for each acre so released; or, will release any lands so sold and accept the purchaser's note for the purchase price of said lands, up to \$110 per acre, secured by

purchaser's first mortgage of said lands, upon the same terms as the said Myers' note, as part payment on said Myers' note; said Myers having the right to elect whichever one of these forms of payments he prefers in each instance.

It is agreed that Frederica B. Orr shall use and occupy the said lands during the year 1919 free of rent and free of any claims which the said George M. Myers may have upon the land by reason of this contract.

Frederica B. Orr agrees to insure the buildings on the above described land against loss by fire in the sum of two thousand dollars, until deed is delivered, policies payable to Frederica B. Orr and George M. Myers as their interests may appear, and to pay the premiums on said insurance, after deed is made the said policies shall be carried in not less than the said sum by the said George M. Myers, with a mortgage clause attached in favor of the said Frederica B. Orr.

To the faithful performance of this agreement the parties hereby bind themselves, their heirs, executors, administrators and assigns.

Executed in duplicate by the parties hereto this the day and year first above written.

In presence of
Oscar K. Mauldin
Anna M. Beaty.

Frederica B. Orr. (Seal)
Geo M. Myers. (Seal)

State of South Carolina,
Greenville County.

Personally appeared Anna M. Beaty who being duly sworn says that she saw the within named Frederica B. Orr and George M. Myers sign, seal and deliver the foregoing agreement and that she with Oscar K. Mauldin witnessed the execution thereof.

Sworn to before me this

12th day of September, 1919
Oscar K. Mauldin (Seal)

Notary Public for S. C.

Anna M. Beaty.

Recorded Sept. 12, 1919.