

This Agreement Made this 16th day of March A.D. 1936, by and between Sears, Roebuck and Co., a Corporation of the State of New York, with an office for the transaction of business located at 4640 Rosscott Boulevard, Philadelphia, Pa., party of the first part and parties of the second part W. G. Poole, widower of Greenville, S. C.

Witnesseth that for and in consideration of the sum of Thirty One Hundred Fifty and 00/100 Dollars of the United States of America, to be paid and satisfied as hereinafter mentioned and also in consideration of the covenants and agreements hereinafter made and entered into, the said party of the first part agrees to and with the said parties of the second part that it will sell and well and sufficiently transfer and convey unto the said parties of the second part, by a quit claim deed, free and clear of all encumbrances, except as hereinafter provided and at the time and place herein mentioned all that certain lot of land, with the buildings and improvements thereon erected, situate on the west side of the Augusta Road about three miles south of the City of Greenville in the County of Greenville, and State of South Carolina, containing two acres, more or less, and more particularly described as follows: Beginning at an iron pin at the corner of the New Chandler property on the west side of said Road, and running thence South 82 degrees, 10 Minutes west 622.5 feet to an iron pin; thence South 1 degree, 10 Minutes east 140 feet to an iron pin; thence North 82 degrees, 10 Minutes east 622.5 feet to an iron pin on the west side of said Augusta Road, thence along said Road, North 1 degree, 10 Minutes west 140 feet, to the beginning corner.

Together with the buildings and improvements thereon erected, if any.

Under and Subject to all physical restrictions, reservations and easements, also those appearing of record, and the said W. G. Poole, widower agrees to purchase the said premises in whatever physical condition it may be and covenant, promise and agree that they will pay and satisfy as aforesaid and satisfy unto the party of the first part of the said sum of Thirty one Hundred Fifty and 00/100 (\$315.00) Dollars, being the full purchase price of the above described land and premises, in the following manner to wit: The sum of Three Hundred Twenty five and 00/100 (\$325.00) Dollars, as a deposit upon the execution and delivery of these presents, the receipt whereof is hereby acknowledged, and the balance in installments of Twenty eight and 50/100 (\$29.50) Dollars on the first day of each and every month for a period of Sixty (60) Months, beginning with May 1, 1936, including interest at the rate of Six (6) per centum per annum, dating from the first day of April, 1936, payable monthly, beginning with the first day of May, 1936, and computed on the balance of said principal sum remaining unpaid on the first day of each and every month thereafter; the remainder of the total indebtedness to be paid at the expiration of five (5) years from the date hereof.

When a sum of money equal to 25% per centum of the purchase price shall have been credited to the principal the said party of the first part will deliver a good and sufficient quit claim deed conveyed the hereinbefore described land and premises to the parties of the second part and the parties of the second part agree to execute and deliver at that time to the party of the first part, or its assignee or nominee a check or first and mortgage and Note or Bond, providing for payment as above and securing the balance of the purchase price then due, in form and on terms satisfactory to the party of the first part, said that