

premiums for the year 1935 are to be prorated.
 The purchaser hereby agrees to keep the buildings located on the premises hereinafore described insured against fire losses as follows: The brick warehouse not less than \$17,500, the one story frame residence not less than \$1,000.00, policies to be in the name of the purchaser and the seller as their interests may appear.

The purchaser agrees to pay promptly all taxes and paving assessments hereafter becoming due, and the purchaser further agrees that during the life of this contract the buildings on the premises hereinafore described will be kept in a good state of repair.

It is further agreed that in the event the purchaser herein shall fail to comply with any of the conditions of this contract the seller shall be discharged in law and equity from its part thereof and may treat the purchaser as a tenant holding over after the termination of his lease, and will hold all amounts theretofore paid under and by the terms of this contract as rent, and for liquidated damages by reason of the breach thereof, and the purchaser hereby agrees that in the event he is in default for a period of more than thirty (30) days in the fulfillment of any part of this contract on his part, that the seller shall at its option have the right to take possession of said premises and said purchaser agrees to immediately vacate.

Signed in duplicate the date and place first above written.

Signed, sealed and delivered in the presence of:
 Alfred F. Burgess
 Etta R. Sanders

Mechanics Building and Loan Association (Seal)

By O.P. Earle
 Seller Conservator

J. D. Williams (Seal)
 Purchaser

State of South Carolina,
 County of Greenville.

We Thos. E. Roe and R. N. Ward, the duly appointed Advisory Committee representing the creditors of the said Mechanics Building and Loan Association consent to the foregoing contract of sale by said Mechanics Building and Loan Association to J. D. Williams.

Thomas E. Roe
 R. N. Ward
 Advisory Committee.

Signed, sealed and delivered in the presence of:
 Alfred F. Burgess
 Etta R. Sanders

State of South Carolina,
 County of Greenville.

Personally appeared Alfred F. Burgess, who on oath states that he saw the within named mechanics' Building and Loan Association by its duly authorized O.P. Earle Conservator, and J. D. Williams, Thos. E. Roe and R. N. Ward, sign, seal and as their act and deed deliver the within written instrument, and that he with Etta R. Sanders witnessed the execution thereof.

Alfred F. Burgess

Sworn to before me this the
 22nd. day of May, 1935.
 Etta R. Sanders (L.S.)
 Notary Public for S.C.