

State of South Carolina,
County of Greenville.

Personally appears before me John E. Johnston, who being duly sworn, says: That he saw the within named C. M. Bauskett, sign, seal, and deliver the within written Agreement, and that he, with Mary M. Rast, witnessed the execution thereof.
Sworn to and subscribed before me this the 7th day of September, 1939.

John E. Johnston

Mary M. Rast (SEAL)
Notary Public for S. C.



S. C. Stamps \$0.16

Recorded September 15th, 1939 at 4:30 P. M. #11706 BY: E. G.

396 STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY.

OPTION AND CONTRACT ON REAL ESTATE

THIS INDENTURE, made between D. B. Tripp, party of the first part, and E. L. Ayers, party of the second part, witnesseth:

That the party of the first part for and in consideration of the sum of twenty five (\$25.00) (which receipt is hereby acknowledged and made a part of this contract) hereby agrees to lease, bargain, grant and sell an option or privilege for the sale of property described as follows:

Tracts 1 and 2 according to plat of the property of J. C. Ragsdale, deceased, made by G. A. Ellis, Surveyor, June 27, 1939, lying, situate and being in the State and County aforesaid, in Cleveland Township, near the Jones Gap Road, waters of Middle Saluda River, and having such metes and bounds as contained in said Ellis plat, copy of which is attached hereto and made a part of this option, bounded by the lands of the Drake Estate on the East, by other properties of the Ragsdale Estate on the North, West and South
(Consideration payable \$25.00 cash, \$175.00, on or before Nov. 20, 1939 and \$450.00 mortgage now on the property to be assumed. Deferred payments to bear interest at 7%. Insurance and taxes to be prorated.)

to E. L. Ayers the said party of the second part, for a period of two months from date, and he does hereby agree and bind himself, his Heirs, Administrators, Executors and Assigns to make a good and warranty deed to the property above described in fee simple title to the said party of the second part, or their clients, for the consideration of, and on the payment of the sum of Six Hundred Fifty (\$650.) Dollars. The said E. L. Ayers to have possession of the property on and after this date and to make such improvements thereon as he deems advisable, the said D. B. Tripp assumes no responsibility for any labor or materials used in said improvements.

In witness whereof the parties hereto have set their hands and seals this the 18 day of September, 1939

Witness: Etta R. Sanders
R. N. Ward.

D. B. Tripp (L. S.)

Party of the First Part.

E. L. Ayers (L. S.)

Party of the second Part.

State of South Carolina,
County of Greenville.

Personally appeared Etta R. Sanders, who, on oath, states that she saw the within named D. B. Tripp and E. L. Ayers, sign, seal and as their act and deed deliver the within Option and Contract on Real Estate, and that she with R. N. Ward witnessed the execution thereof.
Sworn to before me this the 18 day of Sept. 1939.

R. N. Ward (L. S.)

Etta R. Sanders.

Notary Public for S. C.

Recorded September 21st, 1939 at 3:29 P.M. #11949 BY: E.G.

SATISFIED AND CANCELLED OF
DAY OF
1939
COUNTY, S. C.
#12612