

Case No. 8

UNITED STATES DEPARTMENT OF AGRICULTURE
Farm Security Administration

OPTION FOR PURCHASE OF FARM WITH FUNDS LOANED BY THE UNITED STATES OF AMERICA (LUMP SUM)
(VENDOR TO FURNISH TITLE INSURANCE)

1. In consideration of the sum of One Dollar (\$1) in hand paid and other valuable considerations, the receipt and sufficiency of which are hereby acknowledged, the undersigned (hereinafter called the "Seller"), who covenants that he is the owner thereof, hereby, for himself and his heirs, executors, administrators, successors, and assigns, offers and agrees to sell and convey to.....

James Bruster

or such other person as may be designated in his stead by the Regional Director of the Farm Security Administration of the United States Department of Agriculture for the region in which the land hereinafter described is located (hereinafter called the "Buyer"), and hereby grants to the said Buyer the exclusive and irrevocable option and right to purchase, under the conditions hereinafter provided, the following-described lands, located in the county of Greenville, State of South Carolina

(Here insert full and complete legal description)

All that piece, parcel or tract of land in O'Neal Township, County and State aforesaid, as shown by plat, not yet recorded, made by C. N. Adams, Surveyor, August 1st, 2nd and 3rd, 1938, and being described as follows:

Tract No. 4 containing 84 acres.

Beginning at a corner on South line of Tract No. 3 and running with line of Tract No. 5, S. 39 $\frac{1}{2}$ E. 10.00 to a corner; thence N. 62 E. 13.20 to a corner (poplar tree); thence N. 89 $\frac{1}{2}$ E. 1.80 to corner; thence S. 15 E. 6.60 to a corner; thence S. 8 $\frac{1}{2}$ W. 9.50 to a corner; thence along road S. 86 E. 10.00 to a corner; thence N. 76 E. 11.00 to corner; thence N. 69 E. 5.30 to a corner; thence leaving road N. 4 E. 12.50 to a corner; thence N. 41 $\frac{1}{2}$ W. 12.25 to a corner on road; thence with road N. 5 $\frac{1}{2}$ E. 4.00 to a corner; thence N. 7 W. 10.00 to a corner on road; thence leaving road S. 53 W. 16.00 to a rock corner; thence N. 63 $\frac{1}{2}$ W. 4.00 to a rock corner; thence S. 7 $\frac{1}{2}$ W. 11.70 to a corner; thence S. 67 $\frac{1}{2}$ W. 6.50 to a black gum corner; thence S. 78 $\frac{1}{2}$ W. 3.00 to a corner; thence S. 87 W. 10.75 to the beginning corner, being bounded by lands of F. J. Langley on the North, Tract No. 3 on the West, Tract No. 5 on the South and Tract No. 6 on the East.

including all improvements and together with all rights, easements, and appurtenances thereunto belonging, and together with all water rights and water stock appertaining thereto, described as follows:

The title to said land is to be conveyed free and clear except for the following reservations, exceptions, and leases, and no others:

(Here insert a full statement of all reservations, exceptions, and leases, including, in the case of leases, the date of the termination of the lease)