

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE.

WHEREAS, J. E. Clark departed this life on the 29 day of October, 1940, seized and possessed of a one-half undivided interest in and to a certain tract of land consisting of 89½ acres, more or less, lying, situate and being in O'Neal Township, State and County aforesaid, the other one-half interest being owned by Mattie P. Clark, the said tract being encumbered by a \$3500.00 mortgage, on which there is, at this time, a balance due of approximately \$1900.00, and leaving as his sole heirs at law and distributees his wife, Mattie P. Clark, and the following children: J. W. Clark, Cecile C. Richey, Fay C. Ebener, Lillian Clark Cleveland, Annie Louise Clark and Mary Ruth Clark, and

WHEREAS, we, Cecile C. Richey, Fay C. Ebener, Annie Louise Clark and Lillian Clark Cleveland, desirous of seeing the home place of our said parents kept intact as a home for our mother and sisters who desire to live there, do hereby agree that our brother, J. W. Clark, shall live on said premises, using the same as a home for himself, his family, our said mother and sisters, provided he, the said J. W. Clark, cultivate the farm or have it cultivated, supply the table from the vegetables, wheat and corn grown on the place as heretofore, and take care of all payments, interest and principal curtailment, on the mortgage as now financed so long as our said mother shall live, and we do further agree, in consideration of the sum of Five (\$5.00) Dollars, paid to us by J. W. Clark, (receipt of which is hereby acknowledged), all conditions of this contract having been faithfully performed, upon the death of our said mother, to convey to the said J. W. Clark, his heirs and assigns, by good fee simple title, our undivided interest in and to said premises as inherited by us from our said deceased father.

The said J. W. Clark, by acceptance and recording of this contract, agrees that he will keep said premises properly terraced and in a reasonably good state of cultivation, make repairs and additions to the residence as agreed upon, keep the residence and outbuildings in a good state of repair, pay all taxes due or to become due against the same, assume and pay the said mortgage in accordance with the terms thereof, the home to be maintained for the use of our mother and sisters.

It is agreed that the premises herein referred to consists of 89½ acres in O'Neal Township, State and County aforesaid, being the same tract of land conveyed to J. E. Clark and Mattie P. Clark by Atlantic Joint Stock Land Bank of Raleigh, N. C., by deed dated November 12, 1935, recorded in the office of Register of Mesne Conveyance in and for the County and State aforesaid, in Deed Book 184, at page 5, reference to which is craved.

And we do hereby bind ourselves, our heirs, executors and administrators to the fulfillment hereof.

Witness our hands and seals this the 31 day of December, 1945.

In the Presence of:
Etta R. Sanders
R. N. Ward.

Cecile C. Richey
Annie Louise Clark
Lillian Clark Cleveland
Fay C. Ebener

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE.

PERSONALLY appeared Etta R. Sanders, who, on oath, states that she saw the within named Cecile C. Richey, Annie Louise Clark, Lillian Clark Cleveland and Fay C. Ebener sign, seal and as their act and deed deliver the within written instrument and that she with R. N. Ward witnessed the execution thereof.

Sworn to before me this the 31 day of December, 1945.

R. N. Ward (L. S.)

Etta R. Sanders.

Notary Public for S. C.

No Stamps.

Recorded December 31st, 1945 at 11:08 A. M. #15401 BY: E.G.