

STATE OF SOUTH CAROLINA)
) AGREEMENT FOR PURCHASE AND
COUNTY OF GREENVILLE) SALE OF REAL ESTATE

This contract entered into this 11th day of September, 1952, between Local Home Builders, Inc., a corporation organized and existing under the laws of the State of South Carolina, hereinafter called "Seller", and Robert E. Unger, herein called "Purchaser".

WITNESSETH:

That the Seller agrees to sell and convey unto the Purchaser for the consideration and upon the terms hereinafter recited the following described real estate, to-wit:

All that certain piece, parcel or portion of land situated in the State of South Carolina, County of Greenville, City of Greenville, on the south side of East Faris Road, behind Longview Terrace, Forest Heights, made by Dalton A. Nelson, Jr. pursuant to a deed recorded in the R. M. C. office for Greenville County, S. C., Book 10, Page 71, and having, according to said deed, a total area of 1.00 acre, to-wit:

BEGINNING at an iron pin on the south side of East Faris Road, at joint front corner of Lots 53 and 54, and running north 132.5 feet to an iron pin on the east side of Lot No. 54, S. 25-30 E. 100 feet to an iron pin on the east side of Lot No. 54, S. 43-53 W. 132.5 feet to an iron pin on the east side of Lot No. 54, thence with the east side of Longview Terrace, following the curve thereof, (the chord being N. 27-15 W. 121 feet) to an iron pin on the east side of the curve of Longview Terrace (the chord being N. 27-15 W. 121 feet) to an iron pin on the south side of East Faris Road, thence south side of East Faris Road, N. 64-30 E. 100 feet to the beginning point.

As the total consideration for the purchase of the above described property, the Purchaser agrees to pay to the Seller the sum of Eighteen Thousand and No/100 - (\$18,000.00) Dollars, and this amount shall be paid as follows. The Purchaser shall pay to the Seller the sum of Six Hundred and No/100 - (\$600.00) Dollars with the sealing of these presents, and shall make further payments of Five Hundred and No/100 - (\$500.00) Dollars each on October 31, 1952, January 31, 1953, and April 31, 1953. The Purchaser shall make further payments to the Seller of One Hundred and No/100 (\$100.00) Dollars per month, beginning September 1st, 1952, and continuing on the first day of each month thereafter until such time as the Seller shall deliver to the Purchaser a deed pursuant to the terms and conditions of this contract; and out of each such One Hundred and No/100 - (\$100.00) Dollar monthly payment the Seller will apply the sum of Thirty-Three and No/100 - (\$33.00) Dollars to the purchase price of the property aforesaid, retaining the sum of Sixty-Seven and No/100 - (\$67.00) Dollars as rent for the use and occupancy of the premises during the pendency of this agreement. It is understood and agreed that the Purchaser shall have the right to take possession of said premises on or after September 1st, 1952. At such time as the Purchaser has paid to the Seller, pursuant to the provisions hereof (excluding the \$67.00 rent) ^{the sum of \$2300.00,} or at such time as a conveyance can be made without violating the rules and regulations of the Federal Reserve Bank Board or any other federal agency, the Seller agrees to deliver to the Purchaser a fee simple, warranty deed, to the premises aforesaid, free of liens or other encumbrances, upon payment to the Seller of the remaining balance of the total purchase price. It is under-